The Hill
resident
October 2015

MINI MEALS
Little Dish founder Hillary Graves on how to get kids cooking

T.S. Eliot revisited at the Print Room theatre

OPEN STUDIO
INTRODUCING ART INTO YOUR HOME

facebook.com/struttandparker

twitter.com/struttandparker

struttandparker.com

Portland Road, Holland Park, W11

£4,975,000 Freehold

A wonderful opportunity to acquire a superb family house, with potential to extend (subject to the necessary consents), in this ever popular Holland Park address.

2,997 sq ft (278 sq m) including loft
Drawing room | Two kitchens | Sitting room | Study | Four bedrooms | Two bathrooms | Shower room | Store room | Two cloakrooms | Garden | EPC rating F

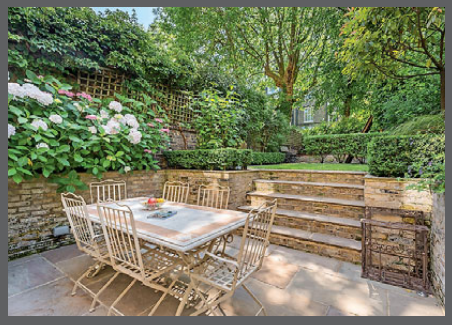
Notting Hill 020 7221 1111
nottinghill@struttandparker.com

A member of OnTheMarket.com

STRUTT&PARKER

Campden Hill Road, Kensington, W8

£4,850,000 Freehold



An impressive and beautifully presented four bedroom family house, situated on the Phillimore Estate, with a wonderful 52 ft long west-facing garden.

2,378 sq ft (220.9 sq m)
Drawing room | Kitchen/breakfast room | Dining room | Family area | Study | Four bedrooms | Two bathrooms | Cloakroom | Utility room | West-facing garden | EPC rating D

Kensington 020 7938 3666
kensington@struttandparker.com
JSA: Alex Stroud 07584 038 000

exclusive affiliate of
CHRISTIE'S
INTERNATIONAL REAL ESTATE

JOHN D WOOD & CO.

SUNNINGDALE GARDENS, W8

An upper maisonette which boasts generous accommodation, is presented in good decorative condition, situated off Stratford Road, benefiting from the local amenities of Stratford Village, Kensington High Street Underground Station and the open spaces of Holland Park. Approx. 1,169 sq ft. Energy Rating: C.

3 bedrooms, bathroom, reception/dining room, utility room, guest cloakroom.

Lease to 2113 Guide Price £2,350,000

MARLBOROUGH COURT, W8

A well presented flat on the 5th floor (with lift) of this well maintained, portered mansion block. The flat overlooks the communal gardens and has access to a gym in the building (by separate arrangement). Approx. 1,050 sq ft. Energy Rating: E.

3 bedrooms, bathroom, reception, cloakroom, communal gardens, lift, access to gym, porter.

Lease to 2110 Guide Price £1,395,000

JOHN D WOOD & CO.

WOODSFORD SQUARE, W14

An immaculately presented townhouse with wonderful reception space, fabulous views and direct access to the communal garden via its own private garden. Approx. 2,950 sq ft. Energy Rating: C.

4/5 bedrooms, dressing room, 2 bathrooms (1 en suite), 2 shower rooms (1 en suite), reception room, kitchen/dining room, family room/bedroom, study/gym, wine cellar, store room, garden, 2nd patio, balcony, direct access onto communal gardens, off-street parking.

Freehold Guide Price £4,350,000

HOLLAND PARK 020 3151 6256 hollandpark@johndwood.co.uk johndwood.co.uk

Zoopla.co.uk PrimeLocation.com rightmove.co.uk

vintage chairs
handmade tables
all wood, only solid
Showroom:
13 Stratford Road
London W8 6RF
By appointment
www.paeredansk.com
mail@paeredansk.com
07771 861 939
0207 937 4667
pære
dansk
ALL WOOD, ONLY SOLID

CONTENTS

13

COVER IMAGE: BELL TWIST CARPET IN GRANITE £40 PER SQ METRE FROM BRINTONS.CO.UK

18

40

50

ON THE COVER

16 Theatre director Abbey Wright brings T.S. Eliot's The Cocktail Party to the Print Room

28 Kara O'Reilly asks the experts about investing in artwork, and how to hang it in the home

50 Little Dish founder Hillary Graves offers her tips to get children excited about cooking

People & Places

13 This month's best events, including the unmissable Affordable Art Fair

18 Serena Morton on why Ladbroke Grove has potential as W10's artistic centre

Homes & Interiors

38 Bring comfort into your home with soft but stylish textiles to keep winter at bay

40 Sleep in the lap of luxury with these glamorous beds and decadent linens

Gourmet

47 Tom Parker Bowles takes to the streets to celebrate the best food vendors in the city

49 Polish dishes aren't considered a delicacy in the UK, could Ognisko change all that?

Travel

52 Vicky Mayer explores two very different sides to Dubai

55 Why St Martin de Belleville is a key destination for skiers

Education

59 Are school league tables really worth parents' attention, asks Sue Laidlaw

Property

67 Your west London property section starts here

Give your home the door it deserves

Uncompromising commitment to service and attention to detail for over 30 years.

THE LONDON DOOR COMPANY

155 St Johns Hill, London, SW11 1TQ | t: 020 7801 0877
WWW.LONDONDOOR.CO.UK

The Hill resident

theresident.co.uk
Avon House (5th Floor), Kensington Village,
Avonmore Road, London W14 8TS; 020 7605 2200

Publishing Director
Caroline Vernhettes

Editor-in-Chief
Vicky Mayer

EDITORIAL

Group Editor Mark Kebble
Mark.kebble@archant.co.uk
Editor Catherine McCabe
Catherine.mccabe@archant.co.uk
Assistant Editor Kat Hopps
Katherine.hopps@archant.co.uk
Property Editor Karen Tait
Karen.tait@archant.co.uk
Art Director Andrew Pye
Designer Joseph Ross
Digital Editor Jemima Boost
Acting Digital Editor Katie Jones

ADVERTISING

Commercial Director
Eddie Pearce
020 7605 2286

DISPLAY
Senior Sales Manager Heather Jones-Hughes
Heather.jones-hughes@archant.co.uk
Account Manager Steven Ford
Steven.ford@archant.co.uk
Senior Classified Executive Janine Goldich
Janine.goldich@archant.co.uk
Sales Support & Subscriptions Dominique Quinlan
Dominique.quinlan@archant.co.uk

PROPERTY
Property Account Manager Jade Bushell
Jade.bushell@archant.co.uk
Sales Support Co-ordinator Jessica Bardini
Jessica.bardini@archant.co.uk

DISTRIBUTION
Logistics Manager Ryan Michael
Ryan.michael@archant.co.uk

Contact us at theresident.co.uk. Follow us on Twitter @thehillmag and facebook The Resident London

Send your competition entries to competitions@theresident.co.uk

ARCHANT LONDON

PPA The voice of professional publishers

Archant is a community media company that works with hundreds of local, regional and special interest communities. Archant – the voice of your community. The Hill Resident and its journalists are committed to abiding by the Society of Editors Code of Practice. If you have a complaint which can't be resolved by the editor Catherine McCabe (catherine.mccabe@archant.co.uk) please contact the Independent Press Standards Organisation, c/o Halton House, 20-23 Holborn, London, EC1 2JD, or via complaints@ipso.co.uk.
More information about IPSO and its regulations can be found at www.ipso.co.uk

Distributed in Notting Hill, Ladbroke Grove, Bayswater, Paddington, Kensington, Holland Park and Earls Court

Letter from the EDITOR

You never forget a truly terrible party. Not 'I forgot to buy baking beans and now my pie crust is soggier than a duck's sandals' kind of terrible. I don't even mean one with small talk so painful you're left watching the clock hands until it's socially acceptable to leave. I'm talking about the kind of catastrophic get-together where your ex arrives with your best friend in tow and they end up playing a spontaneous Beyoncé duet on a grand piano, adoringly surrounded by your entire social circle, while you cry under a pile of coats – that level of terrible.

Few calamitous soirées can beat the dark, disastrous affair imagined by T.S. Eliot in his work, *The Cocktail Party*. It's a play that satirises the jabbering conversation of partygoers, and follows the story of a husband and wife whose union is falling to pieces before their guest's eyes. This autumn, the Print Room theatre unveils its restored auditorium at The Coronet with the production, directed by Abbey Wright. On page 16, Abbey tells us why Eliot's playwriting style deserves greater recognition.

Also this month, we meet Serena Morton, an art curator who knows how to put on a show and not leave a single guest crying in the cloakroom. This October, she'll be launching her second gallery on Ladbroke Grove, Serena Morton II with a series of photographs from Andy Warhol's former lover, Billy Name, whose images capture the electric, unpredictable lifestyle of Warhol's Factory. On page 18, Serena shares her desire to turn her sleepy part of the Grove into a creative hub for the area.

If you're reading this at a party to look busy and avoid interaction with your fellow guests, know that I salute you. We're here to help you through this difficult time.

Catherine McCabe, Editor

Director Abbey Wright takes on T.S. Eliot, page 16

As appealing as a fine wine, burgundy is the colour of the season, page 45

Create a soothing space with soft, luxury textiles for your home, page 38

J·JONES
LONDON

COMFORT, WHEREVER YOU ARE.

Luxuriously soft and exceptionally lightweight loungewear, made from naturally sourced cotton and linen options. Available in three colours.

JJONESLONDON.COM

The Hill
resident

RECOMMENDS

5 of the best local Italian restaurants for World Pasta Day, 25 October

1 VALENTINA

Valentina has an attractive Italian deli at its front filled with dried pastas, sauces and fresh desserts, while its warm, buzzy restaurant is located at the back – check out the vintage bikes attached to the walls. This is the place to come for authentic Italian cuisine given that the family recipes have been handed down through the generations. The pasta is freshly made using seasonal ingredients and the portion sizes are generous.

145 Notting Hill Gate W11 3LB; 020 7702 1181; valentinafinefoods.com

2 MEDITERRANEO

Sitting just off busy Portobello Market, Mediterraneo bridges the gap between local institution and tourist hub. The menu focuses on traditional Italian dishes like parmigiana di melanzane and linguine with arrabiata sauce. If you're looking for a better value meal, try the set lunch at £15.50 for two courses, Monday to Friday. Given the location, it tends to be busy, so be sure to book ahead.

37 Kensington Park Road W11 2EU; 020 7792 3131; mediterraneo-restaurant.co.uk

3 OSTERIA BASILICO

The nearby cousin of Mediterraneo, Osteria Basilico offers a similar menu, but with a greater choice for vegetarians. It has a real trattoria feel, with old-fashioned pine furnishings. There's a big focus on authentic Italian pasta here with the likes of spaghetti alle vongole e pachino and handmade tagliolini.

29 Kensington Park Road W11 2EU, 020 7727 9957; osteriabasilico.co.uk

4 ACCIUGA

Acciuga opened in 2013 but Guglielmo Arnulfo's assured cooking and the consistently warm service could fool anyone into thinking this restaurant was a long-standing stalwart of Kensington. The dishes, lifted from the regions of Liguria, Piedmont and Tuscany, are given a modern, celebratory twist. The pappardelle with rabbit ragu is particularly good.

343 Kensington High Street W8 6NW, 020 7603 3888; acciuga.co.uk

5 IL TRULLO DEI SAPORI

Run by husband and wife team Silvana & Michel, Il Trullo dei Sapori is an excellent neighbourhood delicatessen and restaurant specialising in produce from Puglia. The homemade pasta dishes are especially tasty: try the cavatelli alla melanzane (pasta with aubergines) for a dish with smoky depths.

212 Kensington Park Road W11 1NR, 020 7792 5069; iltrullodeisapori.com

west one bathrooms ltd.
LONDON

Notting Hill Showroom 236 Westbourne Park Road, London, W11 1EL tel 020 7313 6250

For other showroom locations please visit westonebathrooms.com

+44 (0) 333 011 3333

At Home Design Service available

ARENA

{THE FINEST EVENTS IN LONDON THIS MONTH}

LILLIAN GISH, THE WIND 1928, REX FEATURES

SILENCE IS GOLDEN

Lillian Gish's classic silent film The Wind to screen at St John's Church with a live organ soundtrack

On Saturday 24 October, masterpiece of the silent film era *The Wind* (1928) will screen in the gothic surrounds of St John's Church, set to the evocative music of the restored organ, played by Donald MacKenzie, organist at the Odeon, Leicester Square. The film stars Lillian Gish playing a frail young woman from Virginia who moves in with her cousin in the west, where she causes tension within the family and is slowly driven mad.

8.00pm St John's Notting Hill, W11, tickets £10 (proceeds go towards music and film events at St John's); stjohnsorganproject.com

The Sixteen are now artistic associates of Kings Place

Sixteen reasons

There's plenty to entertain at Kings Place during October. It starts with the announcement that classical ensemble The Sixteen are now the venue's artistic associates, and event highlights include Beethoven Plus! from 15-17 October and Equator Festival: Women of the World, a world music festival from 17-24 October.

For more call 020 7520 1490 or visit kingsplace.co.uk

PICTURE PERFECT

Battersea will be buzzing from 22-25 October as the Affordable Art Fair celebrates its 50th UK edition. The fair, which brings over 100 contemporary art galleries together under one roof, gives serious collectors and first-time buyers alike the opportunity to browse an eclectic mix of original artworks from over 1,100 living artists. Art at the fair is priced between £100-£5,000, making it the ideal place to invest in new artists and well-known names.

Tickets are on sale now at affordableartfair.co.uk

Life and soul

KISS FM is taking The KISS Haunted House Party to the next level following its show-stopping debut last year. The Halloween must-see heads to The SSE Arena, Wembley on 29 October and live acts already revealed feature Rita Ora, Jason Derulo, Jess Glynne, Krept & Konan and Years & Years.

See more at kissfmuk.com

Online

See more October events at theresident.co.uk

ANGELIC LOOK

Dressed by Angels will open at the Old Truman Brewery on 2 October, a brand new interactive exhibition that tells the story behind Angel Costumiers, who have been involved in screen and theatre for 175 years. Tickets are available from dressedbyangels.co.uk

MOLINAVISUALS / MARIA RIVANS, LIBERTY GALLERY / MATT CROCKETT

ARENA

Handy partners
Handmade in Britain, from 8-11 October, has teamed up with the Royal Botanic Gardens to showcase the best in British and international craftsmanship. Work by the majority of the 150 exhibitors at the show will never find its way to the average high street, making this the place to head to for something exclusive and unique. For ticket details, visit handmadeinbritain.co.uk

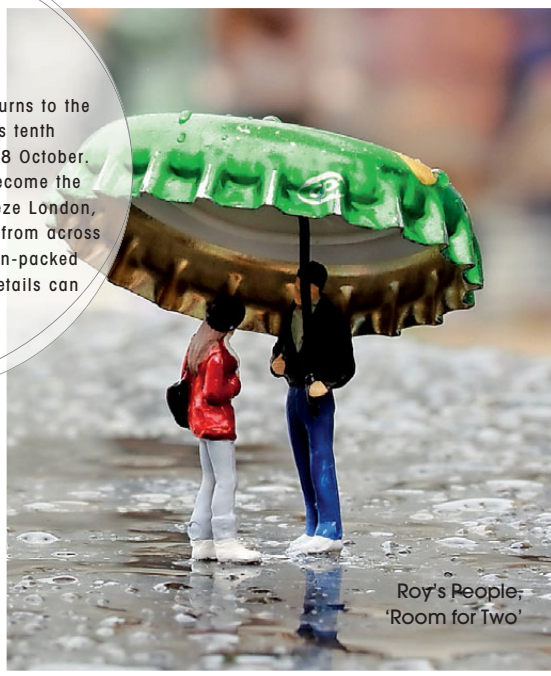
EXCLUSIVE DISCOUNTS
for resident readers

Stepping out with Kinky Boots
The huge-hearted, high-heeled sensation Kinky Boots has arrived in London. No stranger to awards – the musical has won six Tonys including Best Musical – the show has now opened at the Adelphi Theatre. Factory owner Charlie Price is finding it difficult to live up to his father's expectations and maintain the family business, Price and Son. With the future of the factory hanging in the balance, the stimulus the shoe factory needs is found when Charlie sparks up an unlikely friendship with Lola, the glamorous high-heeled dancer who needs a new pair of stilettos. Take a step in the right direction and sometimes you discover that the best way to fit in is to stand out.
Kinky Boots will be on at the Adelphi Theatre until early 2016. Readers of this magazine can save 5% when booking with Shows in London via theresident.co.uk/theatre or calling 020 3567 0620

Bursting off the page
Southbank Centre has announced several exclusive bills to headline the ninth London Literature Festival, running until 12 October. A highlight will be the four-day live reading of Herman Melville's Moby Dick (1-4 October), alongside a host of talks, readings, poetry, films, comedy and music from the likes of Terry Gilliam, PJ Harvey, and Tim Key.
Full listings are available at southbankcentre.co.uk/londonlitfest

OTHER SIDE

The UK's leading artist fair returns to the Old Truman Brewery for its tenth anniversary edition from 15-18 October. The Other Art Fair has fast become the satellite arts destination to Frieze London, presenting work by 130 artists from across the globe alongside an action-packed programme of events. Full details can be found at theotherartfair.com



Roy's People, 'Room for Two'

RETURN *of the* POET

Fresh from her success with The Mentalists starring Stephen Merchant, theatre director Abbey Wright takes on T.S. Eliot

Words WILL GORE

Theatre-lovers are invited to a soirée in Notting Hill; a strange, darkly comic and thought-provoking bash scripted by T.S. Eliot, as the Print Room kicks off its autumn season with a revival of the great poet's play, *The Cocktail Party*.

Eliot's subversive take on that classic theatrical form, the drawing room comedy, tells the story of a marriage going very wrong. Lavinia Chamberlayne leaves her husband of five years, Edward, just before they are due to have their friends round for drinks. As the party unfolds, Edward is forced to explain away her absence, until a mysterious stranger gatecrashes with Lavinia in tow.

When the play first appeared at the Edinburgh Festival in 1949, in a production starring Sir Alec Guinness, it was a huge hit, taking both Broadway and the West End by storm. The director of this revival, Abbey Wright is fresh from her own recent West End success, having just directed Stephen Merchant in *The Mentalists*, and she says that her version of *The Cocktail Party* will stay true to Eliot's vision. 'People might expect the play to be old-fashioned but it is so experimental in terms of form, far more than many contemporary plays you see now, and it's a lethal play, too. Without giving too much away it has a violent core,' she tells me.

It's a lethal play, without giving too much away – it has a violent core

Eliot based *The Cocktail Party* on Euripides's *Alcestis* and Abbey certainly sees it in the epic terms of Greek drama. 'Don't expect to see a drawing room set. We are not ever really in the drawing room, but a distorted version of one,' she says.

The Cocktail Party is the first production in a new season of work at the Print Room, which is now nicely settled in at Notting Hill's Coronet Cinema. It will be followed in mid-October by *Ubu and the Truth Commission*, a show from Handspring Puppet Company (the team that created the puppets for War Horse), that will dramatise the testimonies from South Africa's Truth and Reconciliation Commission.

While the Print Room is up and running in its new surroundings, having moved from its original much smaller home in Hereford Road, the ambitious project to renovate the Coronet is still ongoing. Eventually, the venue will run a cinema programme along with staging performances in three theatre spaces at the venue and the guiding principle of the

Clockwise from left: Abbey Wright, detail of The Coronet balcony, outside view of the theatre which first opened 1898, Abbey Wright with Stephen Merchant, the main auditorium under refurbishment, Helen Bradbury and Richard Dempsey in rehearsal, the newly-restored roof of The Coronet

renovation, along with creating a superb, multi-purpose arts centre for Notting Hill, has been to restore the Coronet to its former glory.

The Cocktail Party will be the first production to appear in the venue's newly created main auditorium and Abbey says the building, which she describes as 'a pretty extraordinary old playhouse, absolutely stunning with a dilapidated grandeur', is the perfect place to stage T.S. Eliot's drama. She was delighted when she managed to persuade Anda Winters, her friend and the Print Room's artistic director, to allow her to have a crack at it.

T.S. Eliot

Anda, presumably, didn't need to speak to Abbey for long to be persuaded, as the director is a convincing evangelist for the play and Eliot's work in general. She says *The Cocktail Party* asks 'great big questions' about religion and spirituality, how we choose to live and how married couples relate to each other, and explores these themes in a stripped back, visceral poetic language. This style of writing, she explains, frees her and her cast to be 'quite theatrical and bold with our choices'. Abbey is keen to point out that the play's comic elements also have a vital impact.

'The thing that is surprising and radical about *The Cocktail Party* is that it is very funny and people might not expect that,' she says. 'Eliot uses traditional forms like farce and music hall, using them in surprising ways so that he disorientates the audience and gets into their psyche.'

Abbey developed her passion for Eliot's dramatic works when working as an assistant director on *The Family Reunion* at the Donmar Warehouse eight years ago. Since then, she has been desperate to do *The Cocktail Party* and she is hopeful her take on it will spark renewed interest in and appreciation of T.S. Eliot, the playwright. 'Marcia Warren, who is playing a character called Julia, said to me in rehearsals, "why don't people know this play?"' Abbey believes the answer lies in changing fashions 'as *Waiting for Godot* and kitchen sink drama came along'. 'But,' she adds, 'I really think it's a masterpiece – it's funny and entertaining, but transcendent, too.'

The Cocktail Party is on at the Print Room at the Coronet until the 10 October; the-print-room.org

CORONET PHOTO: ZADOC NAVA

Get into the GROVE

Why gallerist Serena Morton wants to transform a developing part of Ladbroke Grove into the area's creative hub

Words CATHERINE MCCABE

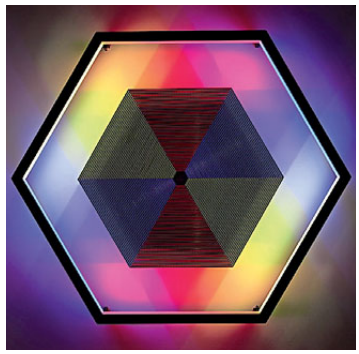
Andy Warhol with giant inflatable Baby Ruth bars, 1966, Billy Name; Below: Haberdashery and Julian Abrams Frequency light sculpture piece

Not many art curators would look at a funeral directors and betting shop sat side by side and picture their ideal arts space, but Serena Morton is not most curators. 'I've gone from undertakers to bookmakers,' she says, letting out a husky laugh. After taking over the former morticians last year to build a contemporary art gallery named Serena Morton, she's transformed the William Hill next door for her eponymous sequel with co-curator David Hill, Serena Morton II, which will showcase 20th Century and modern photography.

Sitting near Canal Way at 343 Ladbroke Grove, it's an unusual choice for the location; a distance from the station that puts a strain on the hamstrings with few businesses for company, but Serena maintains it was very deliberate. A known operator in the London art world for almost two decades, she previously launched Morton Metropolis concept gallery with Amy Winehouse's old manager Raye Cosbert and another on Dover Street, Agent Morton. She's 'been and done' the West End, she says. 'I always thought it was the pinnacle. But I've done three West End galleries, and with the prices… The numbers just don't add up.'

According to Serena, though, it's not just a question of money. In an area of Ladbroke Grove that's facing mass regeneration, she wants to be the first building block in the development of a creative hub for the area. 'I'm concerned about the re-housing issue, and arts aren't exactly top of the list. But if you've got an art community, keep it there, like they did with Dalston or like they created in Peckham, it helps the whole spirit of the community... My vision is that it will have commercial galleries in the front and creative art therapy unit at the back. Let's make it bigger, let's have workshops, let's make an exhibition space. Let's make a Battersea Arts Centre or Camden Arts Centre.'

Let's have workshops, let's make an exhibition space, let's have a Battersea Arts Centre



Raised just off Old Brompton Road, the grip of Serena's west London roots have pulled her back in. In her early years here, she started out in fashion, 'I went through English public school system and fell out of it big time. All I wanted to do was work and move out of home. I failed all my A-levels and by the time I was 20 I was in full-time employment, working for Bruce Oldfield.' Seeking out new adventures, she found herself in Australia where she began writing for breakfast television and opened an edgy clothing store dedicated to British fashion. When her father became ill, it was time to return to London and change direction, so she took up a job in the British and then Post-War department at Christie's. Eager to start something of her own, Serena hustled to set up one of London's first ever pop-up exhibitions on Brick Lane in 1998, showing the work of Welsh artist Peter Lewis.

For this curator, the Ladbroke Grove gallery is about having a place to 'grow in to', and focus on the art she loves – which, bar conceptual works, has broad scope. 'People want to be able to gawp at [conceptual art], laugh at it, but they actually feel really shut out because it's something that they are not part of, because they are not 'educated'.' The walls of this gallery are instead offered to the likes of Emma Levine's neon laser-cut prints and technical, transformative light sculptures from Julian Abrams. There's no obvious thread that binds them together, other than what Serena calls 'the anti "I could do that" school of art! Very post-conceptual.'

The newest solo show to launch is that of Jim Threapleton, an artist whom she's been collaborating with for more than five years. As the ex-husband of

›

PHOTO: ULI WEBER; ANDY WARHOL IMAGE © BILLY NAME / REEL ART PRESS

TILES | STONE | WOOD

MARMI BIANCHI
Porcelain design that emanates a classic marble elegance and ambience.

surfacetiles.com

SURFACE BATTERSEA
60 Queenstown Road
London, SW8 3RY

(open Sundays)

SURFACE ISLINGTON
316 Essex Road
London, N1 3PB

SURFACE SURREY
Unit 3, Molesey Business Ctr
Central Avenue
West Molesey, KT8 2QZ

(featuring the Outlet Store)

surface

Katy Lynton at Serena Morton gallery

Kate Winslet, Threapleton faces the two-toned interest of the British press, 'it's unfortunate that in this country if you have an association they'll always refer to it. But he's clever enough to stay focused on his work,' says Serena.

Between looking after her artists, Serena manages a busy home life above the gallery, where she lives with her two teenage children; which has its ups and downs: 'I had some collectors here, it was Saturday afternoon about three o'clock and the door opened; my 16-year-old daughter came in wearing PJs like "alright, what's going on here then?"' she laughs.

Despite the occasional interruption,

People want to gawp at conceptual art, but they actually feel really shut out

Serena describes an affinity with the Notting Hill collectors; many of whom, she says, tend to be women. 'They're the ones working with the architects, making decisions about what painting goes on the wall, not just sticking it in a storage unit.' A lot of interest is expected for Serena Morton II's debut exhibition – a showcase of black and white photos by Andy Warhol's former lover Billy Name, capturing the lives of the Factory era.

Serena's hopeful that other gallerists will follow her lead, and look beyond Mayfair to Portobello. 'If it can work for me there's no reason why it can't work for others.' When it's possible resurrect an undertakers for art, who knows what could happen next.

Billy Name: The Silver Age, 1-23 October 2015 at Serena Morton II, 345 Ladbroke Grove W10

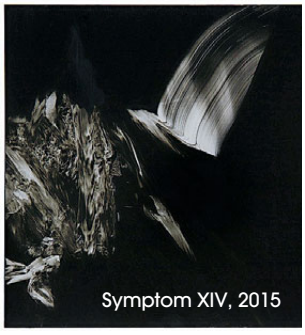
Art in focus

Artist Jim Threapleton previously worked in the film industry on productions such as *The Mummy* and *Hideous Kinky* before directing his first feature. In the last four years, he's been completing a PhD in Fine Art and exercising his talent as an abstract painter. Jim's exhibition will be the re-launch solo show at Serena Morton in Bermondsey. I like having a good distance to cycle. I think it's less the environment that you're in that feeds into your work and more the community you're engaged with. I've been very lucky to find relationships with painters that I find really valuable.

What can visitors expect from your upcoming exhibition?

The exhibition includes both paintings and printworks, it's a body of work that evolved over the course of a PhD I've just completed. Loosely speaking it explores how paint moves, in terms of its plastic immediacy and its subjective potential. The paintings are artifacts, unreliable memories of a hunt for a tipping point where figuration collapses into gesture – into the smear of a rag through oil on metal.

Is there a stand out piece from the show you're particularly proud of?


Symptom XIV, 2015

The work that made it into the show hopefully pulls weight equally, contributing to a unified experience. I'd say I'm most pleased with certain phrases, certain gestural passages within the works. The way I paint is very intuitive so when accident and intent come to a point of cohesion that's incredibly rewarding, but rare, for me anyway.

Which figurative artist's work tends to inspire you?

The list is long. In contemporary terms painters like Michaël Borremans, Justin Mortimer, Phil Hale – there's also lot of interesting eastern European figurative painting going on. But I also gravitate to abstraction – Pierre Soulages, Jacqueline Humphries, Charline von Heyl all come to mind.

Where are you living at the moment? Does that environment ever find its way into your work?

I live in Queen's Park but my studio is

Why do you choose to focus on painting as your medium?

I like the directness of painting. There's very little room for compromise.

Does your background in film ever influence your art in any way? Is it a world you ever plan to revisit?

Hard to say really, probably in subconscious ways. I think there's a symbiosis between the mediums for me. Certainly the improvisational methods I used for making films provoked my initial return to painting. Film is always lurking in the shadows in some way, but it's something that takes a long time to gestate. Painting offers more autonomy in a way.

Do your children have much interest in the art world at the moment?

My children are Mia (14), Olivia (6) and Georgia (2), and it's probably stating the obvious, but like all children they love to use their imaginations and are creative in genuinely uninhibited ways that are fun to watch and that I'm always envious of.

Jim Threapleton's exhibition will run at the Serena Morton Gallery until 10 October; 343 Ladbroke Grove W10; serenamorton.com

AYRTON
WINDOWS & DOORS

Open season

Replacing beautiful timber windows and doors, beautifully

www.ayrtonbespoke.com

Telephone 020 8877 8920
Email enquiries@ayrtonbespoke.com
406 Merton Road, London SW18 5AD

Studio29 architects

architecture, interior design and contract management

www.studio29architects.co.uk
tel. 020 8968 4964

WALTON
CERAMICS
OF KNIGHTSBRIDGE

SHOWROOMS SAMPLES STOCK

WALTON CERAMICS
21 WALTON STREET
KNIGHTSBRIDGE
LONDON SW3 2HX

020 7589 7386
www.waltonceramics.co.uk

Clockwise from below: Arnaud Meneroud's Nothingness II; Libby Heaney's Untitled 3; Marisa J. Futernick's Madonna Inn

CONTEMPORARY ART'S RISING STARS

Multiplied returns to Christie's South Kensington this October. The show's director recommends five top artists to look out for at this acclaimed art fair

Words MURRAY MACAULAY

Multiplied is an art fair with a difference – it focuses on editions. The rule of thumb is that editions are made in small limited runs. Each impression has its own number followed by the overall edition size, and signed by the artist. After the edition has been made the matrix is destroyed, allowing for no further examples to be made.

Many of the artists represented at Multiplied are prominent figures in the contemporary art scene. But each year we also select exhibitors representing the most promising new talent, from exciting new start-up galleries and spaces, to some of the UK's most dynamic graduate institutions, which this year will include the Royal College of Art, the Royal Academy of Arts and the University of the Arts London. The graduate space at Multiplied has proved extremely popular with visitors over the last few years – and it doesn't take much looking to see why. The art is always stimulating and fresh, and it is also often very affordable. Perhaps part of the excitement is the sense that one might spot the next big thing… Here are artists I am looking forward to seeing this year:

Libby Heaney has had an unusual journey to becoming an artist having previously completed a PhD in quantum physics. A recent graduate from Central Saint Martin's MA Art and Science course, her works creatively respond to complex scientific theory. I like her beautiful visual conundrums, which are both elusive and compelling. She will be exhibiting digital prints printed from original computer code.

Arnaud Meneroud is still a student at Central Saint Martins. His black and white photographs of desolate architectural spaces, such as parking lots, use the Fibonacci sequence to build up the structure of the image, creating dark, Borgesian labyrinths.

Scarlet Mueller is completing her MA in printmaking at the Royal College of Art. She describes her work as collage, encompassing traditional collage on paper, woodcuts or handmade books, and is fascinated by coincidences and chaos. Being a printmaking enthusiast, I like her lyrical use of woodcut and choice of delicate oriental papers.

Adham Faramawy graduated from the Royal Academy in 2013, and was shortlisted for the Converse/Dazed Emerging Artists Award in 2014. Adam's work explores the interaction between technology and cultural identity in an age where experiences are constantly mediated by screens.

Marisa J. Futernick's work is concerned with the American Dream – the tension between the ideal and reality. Madonna Inn, an archival print from a 35 mm. slide, captures the strange allure of American kitsch, its outrageous flamboyance and artificiality.

Murray Macaulay is the director of Multiplied and a senior prints specialist at Christie's. Now in its 6th year, Multiplied returns to Christie's from 16-18 October. multipliedartfair.com

GET INSPIRED

OUR NEW 2016 CATALOGUE IS OUT NOW!

BoConcept Notting Hill 18-24 Westbourne Grove, London W2 5RH 0207 792 4111 notting-hill@boconcept.co.uk

It's much more than just a catalogue...
It's 164 pages of pure inspiration and a motivation to dig deeper into BoConcept's universe.
Pick up your free copy now at your nearest BoConcept store or order at boconcept.co.uk

BoConcept®
Urban Danish Design since 1952

BUTTON & SPRUNG™

Spend a third of your life in first class.

www.buttonandsprung.com
03333 201 801

HOMES

{WHAT TO BUY AND HOW TO STYLE IT}

JONATHAN ADLER MENAGERIE PRINTS £995; JAIPUR DIAMOND CUSHION £195;AND JAIPUR BRAID CUSHION £225. UK.JONATHANADLER.COM 0207 589 9563

PAINTING A PICTURE

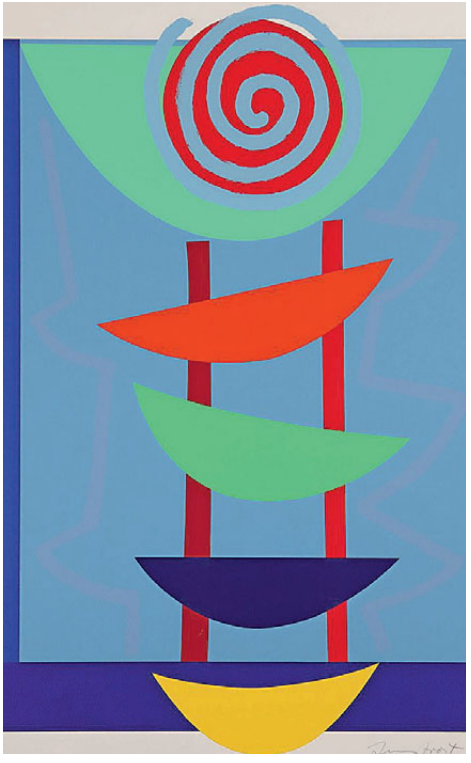
How to make the most of artwork in the home

Whether you are a seasoned collector or first-timer, there's plenty of opportunity to buy artwork for the home. Once bought, though, how do you show it off in its finest light? Kara O'Reilly asks six experts for their advice. If autumn days have got you thinking of snuggling up, we have some style inspiration for bringing comfort into your home, and we outline the linens and beds that will give your boudoir a luxurious touch

THE FINE ART OF DISPLAY

Want to make your home a work of art? Then follow these inspiring tips from our experts

Story: KARA O'REILLY



Terry Frost at Caroline Wiseman

BUYING ART

THE GALLERIST: CAROLINE WISEMAN

Art dealer for 25 years who advises you on buying pieces by the modern masters (carolinewiseman.com)

You should buy art because you love the work. If you buy through an established dealer, you know you will be buying something that has lasting decent value with all the supporting documentation. Don't buy something because you think you should or because you think it is good value. It's got to look good in your house, so think about where you are going to put it.

Buy art because you love it and invest in a major name

Make friends with a dealer – if they know what kind of work you are interested in, they will invite you to appropriate show openings and let you know when they have new pieces in by artists you like.

Go along to an art fair, such as the London Art Fair, because it's a good way to see a lot of decent galleries in one place. The good thing about fairs is that they vet the dealers who take part.

Never buy anything without looking at it – certainly not from auction or over the internet – as condition is terribly important. The internet is OK for something fun and cheap, but you shouldn't buy a piece by, for example, Terry Frost off eBay.

Original prints – which are original works of art made in an edition – are a good way to buy art inexpensively. I'm a bit of a purist and I would say to go for prints, such as etchings, where the artist has got their hands dirty making it. Don't buy prints that are in runs of more than 100-200.

Invest in a major name – the problem is that if the artist isn't well-known, the work won't have a lasting value, other than to you. If you go off it or move house, there is nothing you can do with it. If you buy something by a name, it will have a value, even if it is what you paid for it, and you can often sell it back to the gallery you bought it from or via auction.

›

If your backdrop is neutral, you can go to town with the art you choose to display

THE PRINT EXPERT: MARK WILSON

Owns the Cross Street Gallery, specialising in prints by modern British artists (artforsale.co.uk)

Go for limited-edition originals. These are original works by the artists themselves. Artists do prints for a variety of reasons. Some are fascinated by the printing process itself, while for others prints are their way of making their work more accessible. For example, you can still get a Picasso print (from a large edition, un-numbered) for around £1,000 because Picasso was a prolific print-maker.

In terms of authenticity and paperwork, the print itself is generally the paperwork. As far as modern prints go, they will be signed and they will be numbered and that number will be a limited-edition, 24 of 100 for example. Look for editions that are not too big.

If you want to safeguard your money, look for big names, but you don't need to spend a fortune. You will not get an original work for £1,500, but that will buy you an original print. Just be a little careful with prolific artists – if an edition is of 500 or the price is under £1,000, be wary.

Gallery openings can be a good place to buy as the gallery will have made an effort to source a variety of work for the show. And if you want to try for a discount, do it in low-season – basically school holidays and post-Christmas.

You can still get a Picasso print for around £1,000

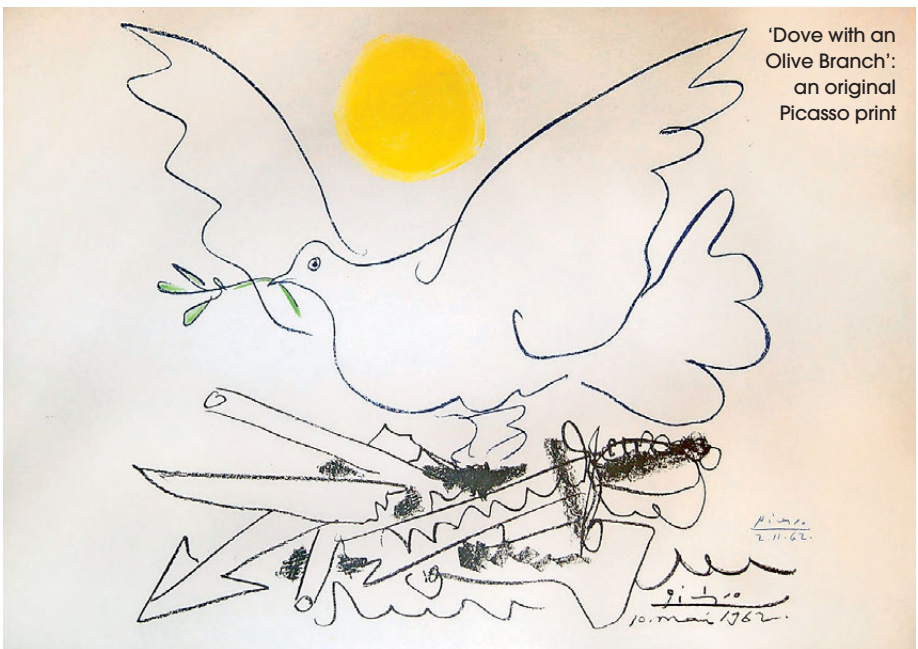
THE INTERNET ENTREPRENEUR: SARAH RYAN

Founder of New Blood Art, which showcases and sells the work of art school graduates, a great way to start collecting original art (newbloodart.com)

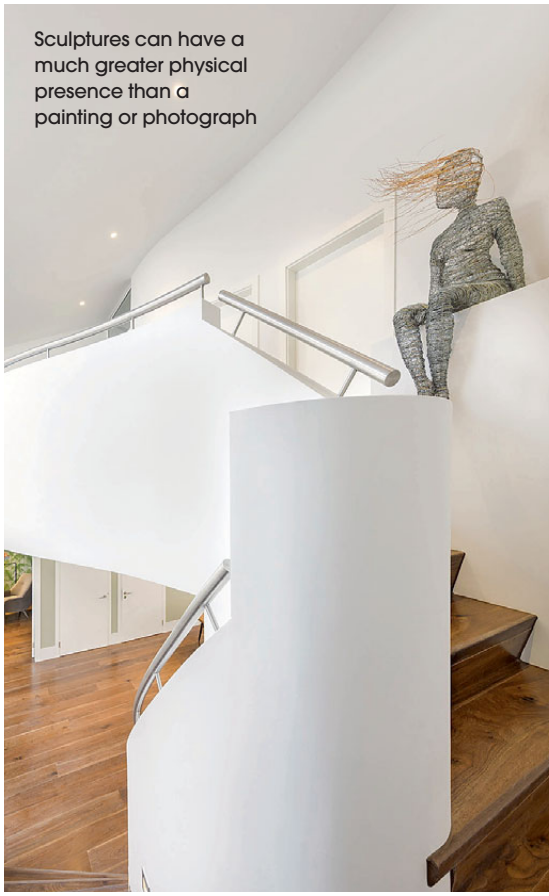
Trust your instincts when buying art – I often hear people say 'I don't know anything about art' and they therefore feel they are not in a position to trust their judgment. But if you feel drawn to something and you are curious about it, then have faith and buy it. It's so much nicer to have some personally selected original artwork than a safe collection of reproduced images that others will also own.

To find new – and potentially great – artists, a good place to start is at one of the many art schools. Whilst an artist may have innate talent, really good art comes from those who have also been rigorously trained, who are disciplined, and truly passionate and completely committed to their practice.

Buying art by emerging artists really is a great entry point to collecting a wide variety of works. Look out for artists who are applying for prizes, funding, residencies and competitions. It shows that they want to raise their profile, indicating an artist committed to developing their work. Buying a student's work is buying at the best value in the market: £500 should get you a decent-sized oil on canvas.



'Dove with an Olive Branch': an original Picasso print



Sculptures can have a much greater physical presence than a painting or photograph

THE FINE ARTIST: JUSTINE ASPREY

The practicing sculptor on how to go about commissioning an artist (justineasprey.com)

If you are thinking of commissioning a piece from a sculptor, look at the other sculptures the artist has made and make sure you're familiar with his or her style. A sculptor won't want to compromise his or her artistic integrity, so it's important that you commission someone whose style you love, rather than trying to encourage a sculptor to create a piece in a totally different style (an approach that's likely to lead to frustration and disappointment all round). Always meet the artist and don't hesitate to ask questions about the creative process. Even if you don't know precisely what you want (the size, material, finish etc), it's worth speaking to the artist because you'll gain a clearer idea after proper discussion. Be prepared for the process to take time, but it will be well worth the wait.

One of the great things about owning sculpture is the many different places you can display it. There are endless possibilities. A doorway can create a natural frame for a sculpture, ensuring that it's the first thing the eye is drawn to upon entering a room. A piece of sculpture can introduce a welcome splash of colour or a contrasting shape to a room, really adding visual appeal.

Menagerie wall prints from Jonathan Adler

Numbers, Coordonne Ceylan by Paper Moon

DISPLAYING ART

THE INTERIOR DESIGNER: ABIGAIL AHERN

Influential interiors guru, boutique owner and author, who has plenty of nifty ideas on displaying art (abigailahern.com)

How you arrange pictures can have as much impact as the artworks themselves. While some statement pieces deserve to be hung alone, others (such as drawings, photos and small-scale prints) work best in groups, clustered by a staircase, above a sofa or simply strung along a wall. The important thing to remember is that the images together should create a visual rhythm that is greater than if each one were hung separately.

Images grouped together should create a visual rhythm

When placing art around furniture go with your intuition: lowering an image to waist height relates it to, say, the sofa. But if you want to draw the eye upwards to highlight an architectural detail perhaps, then hang your picture higher to help accent it.

If you're hanging just one picture or a little row of pictures, for example, be sure to hang at eye level. Too high or too low and the wall will look unbalanced. Horizontal or vertical lines of pictures, hung with ample breathing space in between, create a very modern look. They are fab for transitional areas such as hallways, as they have the effect of leading the eye along the space – just don't squash them too tightly together.

It's not just about the art, the frame is important too. Mix and match modern with traditional, metal with distressed gold. It all helps up the visual interest. ›

loaf

BEDS, SOFAS & FURNITURE FOR LOAFERS

LOAF.COM

THE MODERN MURALIST: TOM PICKFORD

The digital print specialist from Surface View gives his tips on making the most of your wall space (surfaceview.co.uk)

Unifying themes can help set the tone of a room. Bringing together retro photography, painted landscapes, or classic portraiture will help give your room identity. Why not try to achieve a gallery effect by hanging together art work with similar themes?

Go BIG with full-on wall art. Our most popular products are our full wall murals that cover a whole wall to make a stunning feature. You can choose your favourite masterpieces from The National Gallery or a classic retro photograph from Slim Aarons from our ranges, but you can also use your own imagery. Be bold and you'll be rewarded.

You don't have to commit long-term: some of the best examples of displaying artwork in homes use shelves or sideboards to prop up framed posters, prints or artworks. If you want to live with something for a while, try it out in this way. You can create some beautiful results by propping instead of hanging.

Go big with full-on wall art. Be bold and you will be rewarded

Bathers at Asnières by Georges Seurat, from Surface View

Online
For more great tips on art at home visit theresident.co.uk

Rockett St George's Modern Global Shelf

THE STYLIST: JANE ROCKETT

Co-founder of Rockett St George on how to pull together a varied mix of objects and images (rockettstgeorge.co.uk)

The first task is to ensure that you are creating a coherent collection. By this I mean collating your artwork and editing it by taking away anything that doesn't fit in. This will make choosing the format in which you want to display it – walls, shelf or mantle and so on – much easier. Use odd quantities; it just looks better. Straight lines also make your display look slick. If you are planning on creating a picture wall, make sure you have a spirit level and tape measure to hand – it really will pay off.

Be out of the ordinary and experiment with what you have. You can do something different by picking out an ordinary object and displaying it in a way that brings out its unexpected beauty.

Modern heritage

British fabric house Blendworth has been raiding the Wedgwood archives to create its new range of fabrics and wallpapers. Just launched at Decorex, it is part of Wedgwood's wider ambitions to expand its homes offering beyond tableware, and the designs by Blendworth subtly update or adapt Wedgwood's heritage patterns to produce this collection of tasteful and sophisticated prints.

Wedgwood Home by Blendworth, from £40 per m, blendworth.co.uk

New opening

Luxury furniture company McCarron and Co will open a second showroom on Westbourne Grove this October, just four years after launching the business. Like the existing Chelsea showroom, the newest one will showcase the latest beautiful styles and example kitchens, bedrooms and bathrooms to give you the inspiration to create your bespoke room or even a one-off furniture commission. 102 Westbourne Grove W2 5RU, 020 7243 2315; mccarronandco.com

Mini Trend: Dachshunds

Small Hot Dog tray, £22, rorydobner.com

Dachshund cotton tea towel, £13.50, fenellasmith.com

Rex table lamp, £35, next.co.uk

HOMES *NOTEBOOK*

Kara O'Reilly brings you the latest interior news

PRECIOUS STONES

Sculptural jeweller Lara Bohinc has teamed up with the stone specialists Lapicida to create a striking range of tables that really are out of this world. The Lunar Collection takes inspiration from the planets, and each piece showcases Bohinc's signature motifs and Lapicida's marbles. Made to order from lapicida.com and larabohinc.com

PSSST: It's showtime! This month's must-visits are the Classic Car Boot sale at King's Cross on 3-4 Oct (vintagebyhemingway.co.uk); the Mid-Century Show East on 11 Oct (modernshows.com); and the Pavilion of Art and Design (PAD) held in Berkeley Square 14-18 Oct (pad-fairs.com).

Capitol Carpets.
OF CHELSEA

the best floorshow in town!

- Custom Carpet Designs
- **Rugs & Leather Hides**
- Wool, Silk, Viscose
- **Sisals & Grasses**

© COLIN RADCLIFFE DESIGNS

- Stair Runners
- **Borders & Bindings**
- Domestic & Commercial
- **International Projects**

NOTTING HILL

2 b Chepstow Road, Notting Hill, London W2 5BH

Email: london@carpetsofchelsea.com Tel. +44 (0)20 7221 1260

www.carpetsofchelsea.com

Modena

McCarron & Co.

Showrooms

WILTSHIRE

CHESHIRE

HARROGATE

WARWICK

SCOTLAND

JERSEY

NEW SHOWROOM:

84 Fulham Road
Chelsea
LONDON
SW3 6HR

T: 020 7584 5736

McCarron & Co

Innovative furniture of uncompromising quality

www.mccarronandco.com

McCarron & Co. Limited,
T: 01380 859299
E: enq@mccarronandco.com

ANIMAL MAGNETISM
Animal prints have grown up of late to offer you an altogether more sophisticated, yet fun, way to update your home. The Dalmata, a minimalist, Scandi-inspired rug from Art Hide, features black and white Argentinean cowhide tiled into a Dalmatian-style pattern.
From £650 (2m x 1.4m). Custom sizes available on request. See arthide.co

SOFT TOUCH

Come winter, you can't beat a good fluffy pile underfoot. Here are four stylish ways to bring comfort into your home

Words VICTORIA PURCELL

COLOUR ME HAPPY
How better to add a splash of colour to your abode than with the aptly named Carnival rug by Paul Smith? Hand knotted in Tibetan wool, the layered, complex pattern is softer than Paul's classic stripes and was inspired by film transparencies and the vibrant movement of carnival dancers.
£835 per sq m from therugcompany.com

FRONT RUNNER
The humble stair runner is back with a contemporary bang. This elegant 100% wool flatweave design in Fitzroy Black is part of Roger Oates' London collection, named after old London telephone districts. It's made in a blend of Cheviot Wool with that quintessentially British herringbone texture.
£118 per linear metre (70cm wide) from rogeroates.com

MIDCENTURY MODERN
Margo Selby's woven textiles are in high demand, and this Fair Isle Reiko Design, part of the Quirky B collection for Alternative Flooring, works in either contemporary or classic surrounds. Hence they're perfect for the mid-century modern enthusiast. The geometric design of this Axminster carpet, which reflects the structured nature of weaving, is just crying out to be paired with an Ercol sofa.
£95.85 per sq m from alternativeflooring.com

SLEEP *in* STYLE

Give your boudoir a glamorous makeover with decadent beds and luxurious bed linen

Story KARA O'REILLY

Clockwise from top left

FUTURE HEIRLOOM
The bed is the centrepiece of your bedroom look, so go all-out and invest in a striking statement piece. **Leafed Georgian four-poster bed, from £6,425, andsotobed.co.uk**

WELL DRESSED
The White Company is a fail-safe for gorgeous goes-with-everything bedding. Be inspired by its styling idea here and hang low pendants as bedside lights. **Suffolk bed in Natural, from £1,750; Dorchester bed linen, £35-£190; Berkeley quilt and cushion, £30-£350, and glass Orb chandeliers, from £175 each. All thewhitecompany.com**

PATTERN LOOKS
Invest in some designer wallpaper and create a feature wall behind your bed head. **Templeton bed, £3,845; Malachite wallpaper, £300 per roll, and Turner Pagoda side table, £1,650. All uk.jonathanadler.com**

MODERN CLASSIC
The four-poster gets updated for the 21st century. **Pinner four-poster king-size bed, £985; bedside table, £245; all other items from heals.co.uk**

BOUTIQUE HOTEL BEDDING
Layer up co-ordinating, high-thread-count bed linens for a luxurious boutique hotel feel. **Jasmine housewife pillowcase, £15; Jasmine oxford pillowcase, £20; Jasmine double duvet cover, £85; Merle pillowsham, £50; Riviera white cushion, £35; Riviera white throw, £150, and Talcy white throw, £120. All from yourfable.com**

'French-inspired beds are still going down a storm due to their timeless appeal and lovely boutique-hotel feel.' Charlie Marshall, Founder, Loaf

HOW TO MAKE A BED FIT FOR CLARIDGE'S

Anne Barnes, Deputy Head of Housekeeping at Claridge's hotel, gives us her top tips on creating a five-star bedroom

All our specially-made Sleepeezee beds are made up with a thick mattress topper and a mattress protector on top of that. We use king-size 13.5 tog feather and down duvets, accompanied by four generous, extra-large feather and down pillows (50x100cm). These are then dressed in 300 thread count embroidered linen which is made in Italy for us by linen specialists, Rivolta. Hospital corners are a must when tucking in sheets, while a cashmere throw placed across the end of the bed is a lovely way to finish.

You should change your sheets weekly and wash them at 60 degrees. Try to dry your linen outside if possible, and don't over-dry it in a tumble dryer as this makes it difficult to press. Freshly ironed bedding is lovely, although this is easy for us to do as we have a large professional presser. You should fold your sheet or duvet cover in half, press one side and then the other. ›

Willow & Hall

Sofa Beds | Sofas | Beds

Over 35 years of quality British craftsmanship

Extensive fabric and customisation options

Luxury 14cm deep mattresses on all our sofa beds

Exceptional value compared to the high street

Call us on 0845 468 0577

or visit willowandhall.co.uk/resident for showroom information or to request free samples or a catalogue

Spot the pants. Or the bras, the stockings and the skirts. Spot the suits, the boots, the books and the braces. Spot the niknaks, the wotnots, the whatyoumecallits and thingymejigs. Pointless. Barbara's been. The only thing you'll spot here is a passion for materials and an eagle eye for detail. To quote a client "She's more than just a brilliant furniture designer, she's a disappearing act." Browse, call or mail. And Barbara will get you .organised. **barbarawill.org 0207 977 82349 barbara@barbarawill.org**

Barbara Genda

BESPOKE FURNITURE

Clockwise from top
CONTEMPORARY COLOUR
Button & Sprung is right on-trend with its range of shaped, upholstered and boldly coloured headboards. Even better, you can customise them to suit your own style. **Rose double divan bed, from £895, buttonandsprung.com**

GO FOR GLAMOUR
With a nod to elegant Art Deco styling, high-end bed supremo Simon Horn's new Valentino design is hand-made from antiqued glass. **Valentino super king bed, £6,700; Valentino bedside cabinet, £1,995, and Valentino four-drawer chest, £3,300. All simonhorn.com**

'Opt for headboards which offer interesting details such as a button-back or curved style.' Adam Black, Co-Founder, Button & Sprung

SHOPPING ESSENTIALS FOR A LUXE BEDROOM

Olivia bedside table, £225, loaf.com

Astier de Villatte and John Derian Provincetown candle, £120, liberty.co.uk

Velvet ottoman in Ocean, £395, oliverbonas.com

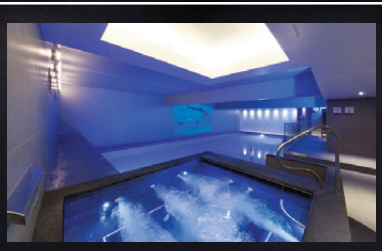
Essence chandelier, £490, frenchbedroomcompany.co.uk

Madison full-length mirror, £375, thewhitecompany.com

BodyWorksWest
NOTTING HILL

feel different, be different

THE NOTTING HILL HEALTH CLUB



GYM / POOL / SPA, SAUNA & STEAM ROOM / STUDIO CLASSES / PILATES STUDIO / PERSONAL TRAINING / MASSAGE & TREATMENTS / NUTRITIONAL THERAPY / PHYSIOTHERAPY / YOGA

GET IN TOUCH FOR YOUR FREE TRIAL

NOTTING HILL, W11 020 7229 2291
TRIAL@BODYWORKSWEST.CO.UK
BODYWORKSWEST.CO.UK

COOL CLARET

Sophisticated and infinitely stylish, burgundy is this season's new neutral, reports Shona Wallace

Jo Malone Geranium and Walnut Body Scrub, £40, at jomalone.co.uk

Charlotte Tilbury Lipstick in Night Crimson, £23, at charlottetilbury.com

Port Royal Trench Coat, £450, at jaeger.co.uk

Tibi AW15 Runway, cable knit jumper, £499 at harrods.com, jacquard draped culottes £618 at matchesfashion.com

Alexander McQueen silk blouse, £605, at harveynichols.com

Culottes, £115, at cosstores.com

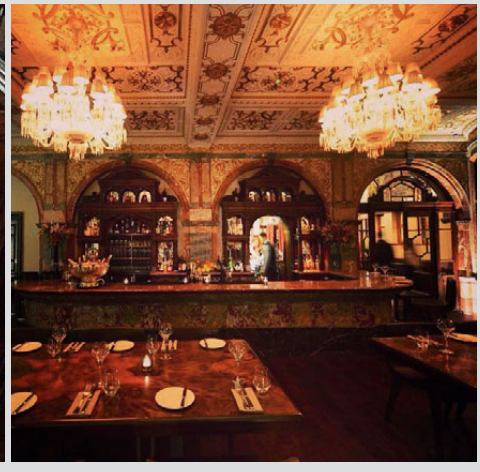
Iosselliani earrings, £100, at harveynichols.com

Burberry Beauty Iconic Nail Colour in Oxblood, £15, at uk.burberry.com

Letterbox Chain Bag, £395, at aspinaloflondon.com

Suede Stilettoes, £450, at manoloblahnik.com

CROCKER'S FOLLY



CROCKER'S FOLLY IS AN ICONIC LANDMARK, BRILLIANTLY REINVENTED FOR THE 21ST CENTURY

CROCKERSFOLLY.COM

24 Aberdeen Place, St Johns Wood, London, NW8 8JR

For reservations, please call +44 (0) 207 289 9898 or email reservations@crockersfolly.com

TOM PARKER BOWLES

Street food stalls are where the real culinary magic happens

Forget those Michelin starred mausoleums, with their air-conditioned attitude and bone-china chill. Ornately edible ennui might get some palates priapic with glee, but for me, it's all about the street. Give me wobbling plastic stools, cigarette smoke and diesel fumes; rough edges, bold flavours and food that makes the senses swoon. Some of the greatest feasts I've ever devoured have taken place on concrete, rather than carpet; wobbling oyster omelettes on sultry Bangkok backstreets, tongue searing som tums and plump, fermented sausages. Or tacos al Pastor in Mexico City, served from tiny holes in the wall, filled with charred pork and salsas so fresh they're still winking. All great food cultures have their own street food classics. It's the soul of any decent cuisine, the no-nonsense, unembellished and resolutely cheap taste of the people.

And London, a couple of centuries back, had a thriving scene. Roasted chestnuts, eel pies, pickled sheep's feet, toasted bloaters and baked potatoes. Fish and chips has its roots on the street – the fish fried, then sold cold by members of the immigrant Ashkenazi community. But by the fag end of the 20th century, the only al fresco eating Londoners could find was those long, limp and decidedly dodgy hotdogs.

But then came the revolution. Well, less a revolution, more a group of individuals who were put off by the astronomical prices of starting their own restaurant, so operated out of stalls and trucks instead. Kerb (kerbfood.com), in King's Cross and Canary Wharf, were one of the pioneers, where the likes of The Bowler (meatballs), Tongue and Cheek (with their magnificent Heartbreaker burger), and Wild Game Co (all sorts of ways with venison) gets the queues forming and the punters drooling.

Dinerama is part of the incredibly popular Street Feast movement

Then there's Street Feast (streetfeastlondon.com), which operates three sites: South East London's Model Market, Dalston Yard and Dinerama in Shoreditch. Now in the interests of transparency and all that, I'm a shareholder in the group, but with the likes of Breddos Tacos, Smokestak (proper barbeque), Bird Box (rotisserie chicken) and Duck 'n' Roll, you can taste the quality yourself. Plus there are vendors who straddle both, like Fundi Pizza and Yum Bun (near perfect pork buns). Not forgetting The Rib Man, whose rib buns and fiery sauces have become part of London's edible cultdom. Some former street food vendors have become so popular that they've made the move to proper premises. Take a bow, Pitt Cue & Co and Bao London. Beauties, both. There are even awards, run by the excellent British Street Food (britishstreetfood.co.uk). So ditch the linen, dispatch the cutlery and get down to where the flavour really is. For true edible succour, it's all about the street.

EDITOR'S CHOICE – AUTHENTIC FLAVOURS

Moroccan Fish Stall, Golborne Road
It almost beggars belief that you can get gorgeously-crispy, Moroccan-spiced seabass served with rice, chips, salad and a drink for £7-8. Try the squid and prawns too – all fresh. Locals love it so arrive early to grab a stool.
Normally opposite Golborne Pharmacy at 106 Golborne Road, W10 5PS

Jamon Jamon, Portobello Market
Paella fans, this one is for you: huge steaming pans and spice aromas greet you on arrival. The paella Valenciana (chicken and runner beans) and seafood paella (prawns, mussels and squid) are favourites but a veggie paella is available too.
89 Market Stall, jamonjamon.co.uk

Popina, Portobello Market
This award-winning bakery serves inventive combinations with seasonal, fresh produce – often veggie and vegan. The varied menu serves both savoury (quiches, tarts, bureks, rolls) and sweet (cheesecake, cakes, tarts and the famous chocolate truffle brownies).
72 Market Stall, popina.co.uk

JOHNNY STEPHENS

URBAN MEADOW

Café & Bar

Open for breakfast through to dinner

Private dining available

Opened in September 2013, Urban Meadow is proud to serve great fresh food in a fantastic location. Located nearby Kensington Gardens and opposite Hyde Park, we are an all day dining venue open for stylish farmhouse fare and superb drinks from breakfast through to late night.

Our spacious patio area provides the perfect calming environment to relax while dining alfresco.

www.**urbanmeadowcafe**.com | T: **+44 2077 927066** | E: **eat@urbanmeadowcafe.com**

150 Bayswater Road. London. W2 4RT | Urban Meadow, Café & Bar | @UrbanMeadowCafe

We offer bespoke services to preserve natural beauty whilst enhancing functionality in period windows

Contact us for a free consultation at fortishooke.co.uk or call us on 0800 313 4688

QUOTE 'SW004' TO RECEIVE A SPECIAL RATE FOR READERS

FORTIS & HOOKE

WOODEN WINDOW RESTORERS

OGNISKO

Words ALEXANDER LARMAN

The Ognisko pierogi dumplings

Polish cuisine has, it's fair to say, largely been overlooked in London. It isn't hard to see why. In a city where exciting and fresh cuisines are prized, there's something about the old standbys of beetroot, dumplings and herring that seems rather staid. Yet there's one restaurateur, Jan Woroniecki, who seems determined to make Polish food as desirable as any French, Italian or Lebanese dish. With the splendid Ognisko, he has set the bar pretty high indeed.

The first thing you notice is how gloriously opulent it all is. Set in The Polish Hearth Club, visitors have a choice of sitting inside in the soaring 18th Century dining room or, in clement weather, outside on the terrace overlooking Prince's Gardens. On our visit, the air of gaiety was increased by some sort of end-of-term fun by the students at nearby Imperial College; far from detracting from our entertainment, it added to it, although this might have been assisted by a generous carafe of horseradish and honey vodka, homemade on the premises and with a potent kick.

We ate extremely well, both in terms of quality and quantity. Appetisers of fried dumplings and pork crackling were enormous and delicious, though too much for anyone without the hardiest of appetites, and starters of pierogi dumplings and smoked salmon blinis were of an exceptionally high standard, and at decent prices for the area. Were you of an impecunious nature, such as the students gambolling in the park, you could easily have a substantial meal here for about £20 a head. But this would be to miss out on the piece de resistance, the three-pork wonder that is the choucroute. Many places have tried to pull off this delicate combination of sausage and sauerkraut, but few have achieved the rich complexity that this dish had. It was a true carnivore's dream.

Time and sated appetites meant that we didn't manage to have a pudding, although the tempting-looking selection included such treats as chocolate mousse and vodka marinated cherries. But we'll hopefully return, and Wornoiecki can be congratulated for having made Polish dishes feel as vital a part of the Kensington dining scene as any fusion or small plate concept. Na zdrowie!

COST
Dinner for two around £100

GOOD FOR...
Excellent food in sumptuous and beautiful surroundings

WHAT TO EAT...
You have to try the blinis and dumplings, and even the most ardent spirits-hater should try a shot of vodka

WHAT TO KNOW...
Being able to sit outside here on a fine autumn evening is one of the many great things to enjoy about Ognisko

RESIDENT RATING
★★★★★

55 Exhibition Road SW7 2PG; ogniskorestaurant.co.uk

Hillary preps the mixing bowl with her sons Monty and Ridley

SMALL FRY

Little Dish founder Hillary Graves on how to get young children interested in cooking again

Words CATHERINE MCCABE

When Notting Hill local Hillary Graves had her first child, she was surprised by the lack of healthy food available to buy for toddlers. Instead, she found additive-heavy convenience food and long-life products on the supermarket shelves.

In response, Hillary launched Little Dish in 2006, a business that offered fresh, user-friendly meals for young children, now widely available across the UK. And with help from her two sons, Hillary recently put together a series of child-appropriate recipes for her latest cookbook. We spoke to the Little Dish founder to find out how we can stop children staring at screens, and get them stirring the mixing bowl instead.

What was happening in your life when you came up with Little Dish?
I was pregnant and wanted to create a fresh range of children's food made from 100% natural ingredients with no added salt or sugar, proper food like you would make at home in your own kitchen.We spent some time talking to mothers and developing the recipes. Our first listing was a Waitrose trial in 20 stores.

I think when children are little they like to mimic what they see you doing. Mine loved to get out mixing bowls and a spoon and pretend they were helping. I would give them some dry pasta, which they would pour from one bowl to the other and then give it a stir. It was one of their favourite things to do. From an early age they would help add and stir ingredients in simple recipes such as muffins or pancakes. Over time our repertoire grew and so did their interest in cooking.

Do try this at home: cooking with the kids doesn't have to get messy

What are the best child-friendly restaurants/cafés in Notting Hill?
We love Mediterraneo – you can book an early table at the weekend and the food is delicious for both kids and grown-ups. Yashin Sushi has a great lunch special

Celebrate new skills learned in the kitchen when trying out recipes

TIPS TO GET CHILDREN COOKING

1 A LITTLE PREPARATION CAN HELP THINGS GO SMOOTHLY. Talk about the recipe and then divide up the jobs so everyone has something fun and age-appropriate to do.

2 SIMPLE JOBS ARE OFTEN THE MOST FUN FOR LITTLE ONES. Put them in charge of finding ingredients or cooking utensils, rinsing vegetables, mashing potatoes, squeezing lemons and sprinkling spices.

3 TASTE ALONG THE WAY. Trying new flavours and ingredients will keep energy levels high, as well as encourage children to eat the finished product.

4 IT'S ALSO FUN TO CELEBRATE WHEN CHILDREN LEARN A NEW SKILL. Parents can download our Little Dish little chef's skills chart at littledish.co.uk

and they are very accommodating at making kid-friendly sushi rolls. Egg Break is a fantastic new addition to the neighbourhood and my kids love it.

Do you think the culture of cooking with children has changed?
Both of my parents love to cook so my brother and I grew up loving food and cooking. It was a mistake when cooking came off the national curriculum and it is great to see it being taught in schools again; it's such an important life skill.

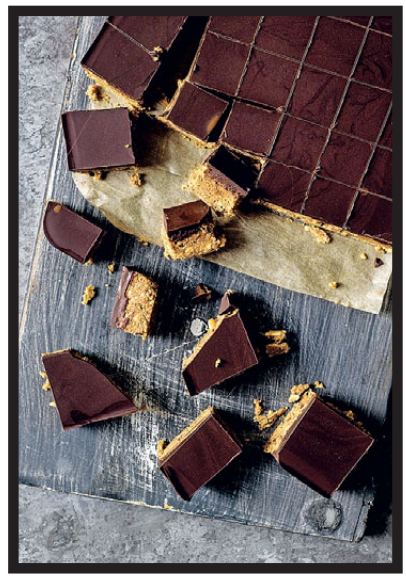
I think more and more people are recognising the importance of cooking with children from a young age, in order to lay the foundations for lifelong healthy-eating habits. In fact, our research shows that 50% of mums are finding time to cook with their children at least once a week. I think this is pretty impressive considering the demands of work and family life these days.

People are recognising the importance of cooking with children from a young age

What's your favourite recipe to make with your children?
We have two favourites. Firstly, fruit muffins, we have made these together since they were very little. We vary the ingredients with whatever fruit we have on hand – berries, apples, bananas etc. And lasagne is my children's all-time favourite supper.

Have you ever had any disasters in the kitchen?
One Father's Day my children and I made a Victoria Sponge cake. I grabbed the wrong pack from the cupboard and we accidentally sifted cornstarch on top of the cake instead of icing sugar. We realised our mistake and were able to brush it off and start again. The kids thought it was hilarious.

Tell us your favourite Notting Hill secret…
I'm not sure I have any local secrets but there are a few neighbourhood gems that we love such as the greengrocer on Clarendon Road, the fish shop at Kensington Place and Huntsworth Wine on Kensington Church Street.



PEANUT BUTTER SQUARES

Children can help press the base down in the pan (and bash the biscuits if you don't use a food processor).

- **Makes: 16 squares**
- **Prep time: 15 minutes plus overnight chilling**
- **Cook time: 5 minutes**

Ingredients
200g dark chocolate, broken into pieces
150g butter
250g digestive biscuits (or substitute ginger biscuits)
100g dark brown sugar
300g crunchy peanut butter
1 teaspoon vanilla extract

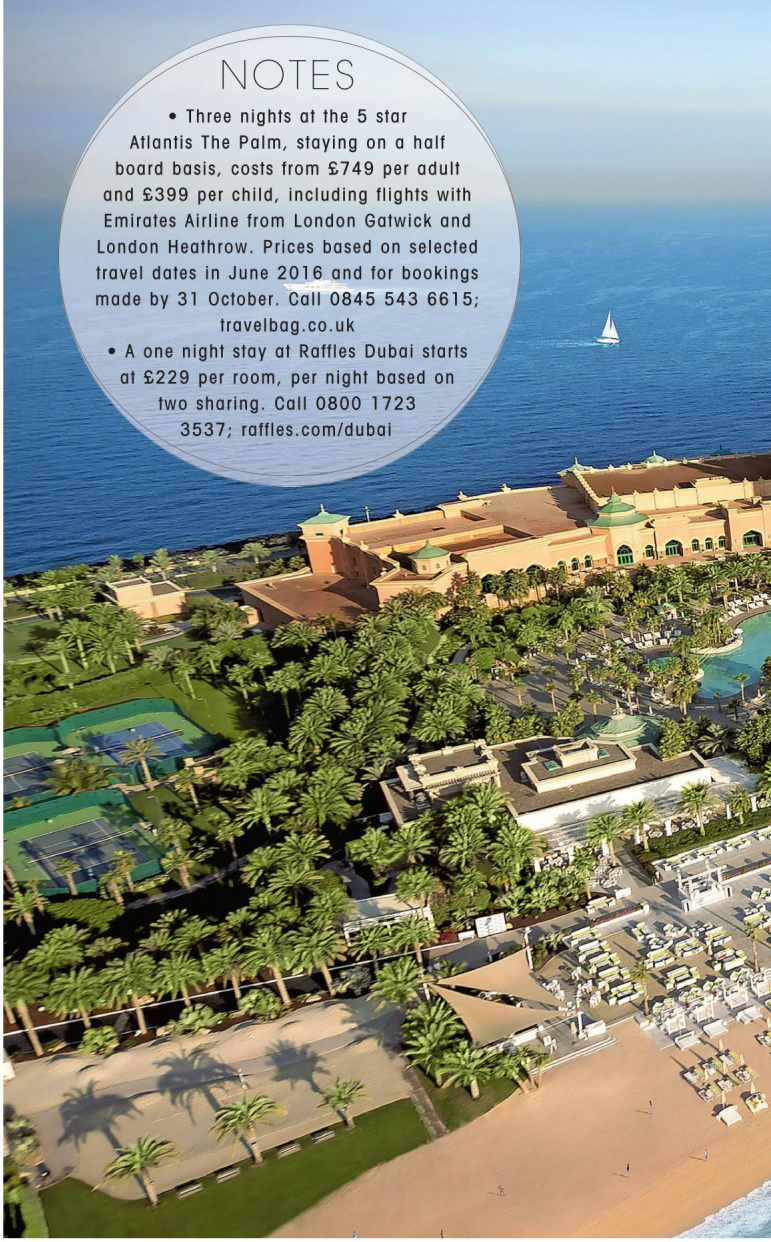
1 Line a 20cm square cake tin with a square of parchment paper large enough to come up higher than the sides of the tin.
2 Place the chocolate in a heatproof bowl over a pan of simmering water, stir occasionally and once melted set aside. Melt the butter in a medium pan over a very low heat, remove from the heat and set aside.
3 Blitz the biscuits into fine crumbs either in a food processor, or place them in a plastic bag and bash them with a rolling pin. Stir the biscuits into the butter with the brown sugar, peanut butter and vanilla extract. Mix until everything is well combined.
4 Pour the mixture into the lined cake tin and then smooth out with the back of a spoon. Pour the chocolate on top of the mixture and spread to cover evenly. Chill in the fridge overnight.
5 Remove from the tin, using the paper to help pull it out. Cut into 16 squares and keep in the fridge for 2–3 days.

Recipe from Little Dish The Family Cookbook, available from Waterstones and all good supermarkets, priced £14.99; littledish.co.uk

A TALE OF TWO CITIES

Famed for its skyscrapers and luxe city lifestyle, Dubai also boasts a quieter, historical centre

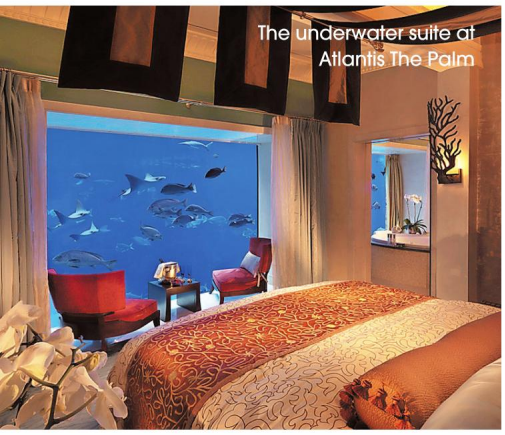
Words VICKY MAYER



NOTES

- Three nights at the 5 star Atlantis The Palm, staying on a half board basis, costs from £749 per adult and £399 per child, including flights with Emirates Airline from London Gatwick and London Heathrow. Prices based on selected travel dates in June 2016 and for bookings made by 31 October. Call 0845 543 6615; travelbag.co.uk
- A one night stay at Raffles Dubai starts at £229 per room, per night based on two sharing. Call 0800 1723 3537; raffles.com/dubai

Like marmite, Dubai has its fans and its detractors in equal measure and having never visited, I was keen to make up my own mind. The journey from London is certainly easy – a comfortable six hours, 45 minutes aboard a spanking new Emirates plane – with an easy 45 minute transfer by limo to my first stop, the world renowned Atlantis The Palm.



The underwater suite at Atlantis The Palm

The journey gave me time to take in the desert, skyscrapers and sheer modernity of this city that has seen such growth in the past 20 years.

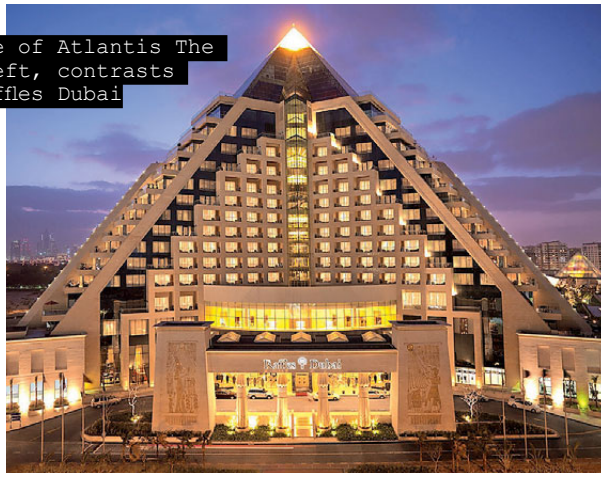
Like me, you've probably seen endless shots of Atlantis and the man-made Palm Island, but nothing can prepare you for the real thing. It's huge. Enormous. Almost a city in itself with its rose-hued towers evoking the Knights of Arabia. This colossal hotel boasts 1,500 rooms, 23 restaurants and bars, an underwater suite where those with money can spend days and nights watching sharks, stingrays and parrot fish swim past. Add to that an award-winning spa, dolphin sanctuary and enough shops to make Westfield look like your average high street.

What makes it extraordinary though is its attention to detail and understanding that not everyone wants the whole Las Vegas-style package. It's there of course if that's your thing and your kids will love the whole razzmatazz of the in-hotel Aquarium and giant water park, but for adults this well-run hotel can be remarkably chilled too. A two or three night stay here will give you time to get over your jetlag and enjoy the luxury of this glittering Desert Palace before you head off to explore the city.

And whilst the world's A-listers get to enjoy the Aquarium suite, us mere mortals do pretty well too with huge well-appointed rooms overlooking the sea. Here you can unwind and relax before deciding where to eat and what to do. The choice is endless, though the stand-out restaurant for me was the impressive YUAN, where first class Chinese food is served with aplomb. Look out too for celeb eateries Nobu, Giorgio Locatelli's Ronda Locatelli and Gordon Ramsay's Bread Street Kitchen, which is scheduled to open this autumn.

Outside the hotel lies the Aquaventure Waterpark and Dolphin Bay. As you'd expect the water rides are fantastic and suitably scary, but the chance to swim

The size of Atlantis The Palm, left, contrasts with Raffles Dubai



You can cross the historic Dubai Creek by 'dhow'

The luxurious entrance to Atlantis The Palm

with dolphins in such a beautiful environment shouldn't be missed.

After three days of unparalled fun I reluctantly tore myself away from the Atlantis knowing that the rest of Dubai was waiting for me to explore. In a bid to see the city from a different angle, I chose the much smaller Raffles Dubai. Situated near Dubai Creek, the old part of town, this five-star hotel is built in a pyramid style, but don't let that put you off as beneath its flashy exterior lies a beautifully appointed hotel with luxurious Asian-inspired rooms and some of the best staff I have ever met.

For Dubai newcomers like me, the geography of the city is surprisingly easy to grasp. Basically everything you'll want to see on your first visit lies along the vast Sheikh Zayed Road. From the expat bars and restaurants of Jumeirah Beach Park in the West, to Dubai Creek and the airport in the East, it is a very reasonably priced half hour taxi journey. The world's highest tower Burj Khalifa and largest shopping centre, The Dubai Mall, are situated midtown in Downtown Dubai. Personally I loved the sheer opulence of the tower with its James Bond-inspired bars, complete with jaw-dropping views over the city.

For all its brashness, it's a city that has heart and soul

But after the glitz and glamour of new Dubai I yearned for something more gritty and authentic – and Dubai Creek delivers it in droves. Here in the backstreets you'll find the soul of old Dubai and a good idea of what this once sleepy fishing port was like back in the 1960s. The streets and markets are like a mini Delhi with their small little shops and souks selling everything from soap to rice, saris to gold. Nestled either side of an inlet you can easily cross on traditional 'dhows', and it's easy to forget that you're in the heart of a 21st century metropolis. No wonder then that the UAE is pushing UNESCO to recognise it as a world heritage site.

My verdict? I loved Dubai. For all its unashamed brashness, it's a city that still has real heart and soul. You've just got to know where to look.

Visionworks

SMART HOME TECHNOLOGY

Home Cinema
Multiroom Music
Movie Servers
Lighting Control
CCTV

49 Kensington Church Street
Kensington W8 4BA

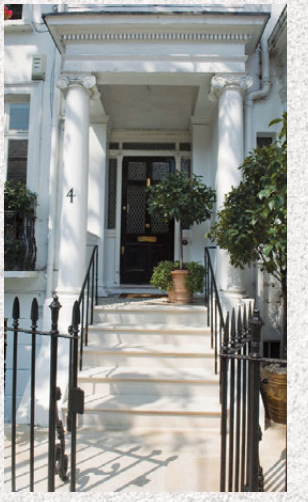
020 7938 3400

info@visionworksAV.com
www.visionworksAV.com

Natural Stone Steps

in Portland and York Stone

Enhance the value and stature of your home



Call us for a free estimate

02077 334455
07940 334455

www.naturalstonecompany.co.uk

Email: trevor@naturalstonesteps.co.uk

Chalet Abode is ideally located for the lifts to whisk you up to the slopes of the Three Valleys

ALPINE STYLE

As ski season gets underway, here's why you should consider a trip to St Martin de Belleville

Words LORRAINE CRIGHTON-SMITH

There's something magical about St Martin de Belleville. The picture-postcard alpine village in the Three Valleys ski area has a more refined feel than neighbouring party resort Meribel and it has a truly impressive ski area to suit all abilities.

At an altitude of 1,450m, and with 600km of pistes, this snowy scene is a ideal place for skiers and snowboarders. For advanced skiers there's several red and black runs to explore, while there are a choice of confidence-boosting green and blue runs too. Whatever your level, there are enough runs to keep it exciting, but it is well worth booking a local guide or a lesson from local ski school ESF Les Menuires & St Martin de Belleville.

We travelled to St Martin in January, when 30cm of snow had fallen. The conditions were some of the best I've ever skied in, but you don't have to ski to enjoy an alpine adventure here. Snowshoeing with a local guide is a fun alternative. We trekked through the peaceful village of Beranger (breaking the peace with fits of giggles when one took a tumble in the snow).

After a day out, we couldn't wait to get back to Chalet Abode, in nearby Villarabout.

Abode, which sleeps 8-10 guests, is one of The Alpine Club's luxurious reclaimed Savoyard chalets, run by British couple Chris and Helen Raemers. No expense has been spared at Abode, or at its sister chalets Chamois Lodge (which has a hot tub) and The Ecurie, a brand new addition to the collection due to open its doors in December. Chris, an architect, designed the chalets and Helen added the finishing touches that give them a boutique feel.

Gourmet cuisine at Chalet Abode

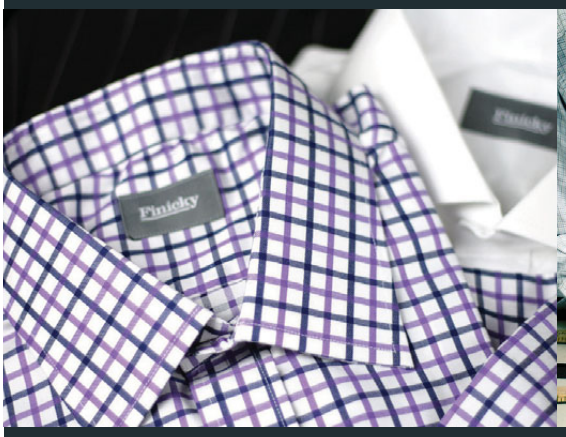
Staying with The Alpine Club feels like being a VIP in an exclusive members' club. From Geneva we were transferred by Coolbus (thecoolbus.co.uk) to the door, where Helen greeted us. After a tour of the stylish chalet, our affable chauffeur, Keith Morron, drove us to ski rental shop Twinners (twinner-saint-martin-de-belleville.fr/en) to pick up all the gear.

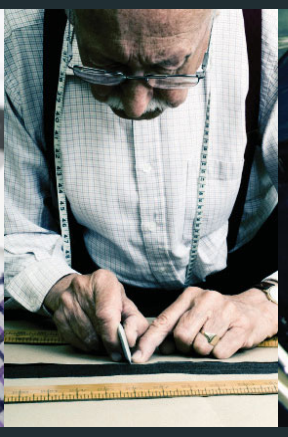
The superb service continued back at Abode, where host Amandine Ropp and fine-dining chef Sam Greensmith worked tirelessly to bring us breakfast, afternoon tea and a gastronomic six-course taster menu dinner, with paired wines, each day. On Sam and Amandine's day off, head to Chez Pépé Nicolas, in Val Thorens, to sample authentic Savoyard cuisine including raclette.

One week in January at Chalet Abode costs £1,265 pp. Our trip was arranged by Alpine Luxury Chalets, which has a portfolio of luxury chalets in top resorts in the Alps. 020 3358 0284; alpineluxurychalets.com

Finicky

Master Tailor & Shirt Maker





Indulge in a world class tailored shirt.

Visit our website,
enter your measurements, and choose from an exquisite range of cloths and styles.

www.finickyshirts.com

ALEXEEVA & JONES

Luxury handmade chocolates

Pure indulgence, our exclusive selections of award winning chocolates, truffles, hot chocolate and champagne.

297 Westbourne Grove, Notting Hill, W11 2QA +44 (0)207 229 1199 www.alexeevajones.com

The Vineyard was completely renovated in the 90s

TRAVEL NOTES

The Vineyard at Stockcross is a member of the Relais & Chateaux group. Overnight stays at The Vineyard start at £206 for a double room (including breakfast). For further information visit relaischateaux.com/thevineyard or call 0800 344 5087

COUNTRY CHIC

Gorgeous rooms, exemplary dining and slick service come together at The Vineyard at Stockcross

Words VICKY MAYER

When you're working flat out and your next holiday seems too far away, it's easy to get burnt out. But a two-night stay at The Vineyard at Stockcross in Berkshire will soon recharge you. Unlike most hotels, here the emphasis is on the food and wine, which is not surprising when you discover that wine magnate Sir Peter Michael bought and renovated the property in the late 1990s. Taking inspiration from his Californian vineyard, he now houses over 30,000 bottles of wine at The Vineyard and its knowledgeable sommeliers are on hand to help you choose an excellent tipple.

The Deluxe Suite is the perfect place to prepare for some excellent food and wine

Meanwhile, the restaurant offers exciting modern French cooking in a relaxed Californian-style dining room. Food aside, the rooms are pretty impressive too, airy and luxurious with enough space to unwind and relax. Add to that a five-star spa using Darphin products and you've got the perfect package for a modern break in the country.

Despite its size, the staff at the hotel are so attentive that they manage to make your stay feel welcoming and intimate and it's a great destination for a romantic weekend or indulgent girlie get-away.

There's more than enough at The Vineyard to keep even the busiest of souls occupied, but should you want to venture further afield, Highclere House, home to *Downton Abbey*, is only a few miles down the road. If the Granthams were alive today, what's the betting they'd be staying at The Vineyard…

DISCOVERMORE

Embracing an innovative, modern approach whilst keeping traditional values at its core, Kew House School takes an exciting stance on 21st century education. With state-of-the-art facilities, a broad curriculum and excellent pastoral care, Kew House is a place where you would want to be – a place of learning and discovery, laughter and friendship.

Open Days

September 15th/23rd (9.30am/9.30am)
September 30th (9.30am)
October 16th/21st (9.30am/7pm)
November 3rd/12th (9.30am/7pm)

KEWHOUSE SCHOOL

The new independent co-educational senior school for students aged 11-18 in West London

T: 0208 742 2038
E: info@kewhouseschool.com
W: www.kewhouseschool.com
@kewhouseschool

Wimbledon High School is often rated highly in league tables

TURNING THE TABLES

Are school league tables a good indicator that your child will receive a quality education? Or are they merely an ego boost for those that come out on top?

Words SUE LAIDLAW

Whether you are one of those parents who leap to the pages in the paper when school league tables are published or whether you view them with disdain, they are part of life today. I am one of those ambivalent parents who secretly looks to see how the offsprings' schools have fared, whilst also deriding their lack of objectivity at the same time. What are the facts about league tables?

Firstly, it is important to realise that many of the country's top schools have now opted out of league tables for GCSE and A levels. Indeed, according to official rankings, no pupils from Eton (inset), Harrow or Westminster met the target of five GCSEs of A*-C grade. The reason for this is the exclusion of the IGCSE results, favoured by many independent schools.

Even when league tables are published, you will notice that they can be interpreted in different ways and this allows certain schools to take pole position over others. There is no allowance for the different GCSEs taken, some undoubtedly harder and more academic than others, and no allowance for different boards and syllabi.

Having said that, it could be argued that by taking a wider look at the league tables there is useful information within them. If a school is in the published top 25 or 50, for example, this must give an indication of academic performance.

So how does this help parents view prospective schools for their children? One wise father of three daughters recently expressed his concern to me that league tables don't measure all the other aspects of a good school. There is no allocation of marks for success in sport or the arts; there is no 'added value' for schools that develop pupils above and beyond expectation; and there is no indicator of pastoral care factors.

League tables have their place and can be helpful, but view them with caution

Then there are the tables for SATs results. These tables are published by the Department for Education stating the results of the May tests taken by children in Year 6 in state schools. These children are assessed in reading, writing and maths, and the expectation is for them to reach a Level 4 standard in all. This means that they have reached an acceptable standard of spelling, are beginning to use more complex sentence structure and can employ joined up handwriting in English. Schools are now expected to ensure 65% of pupils achieve Level 4 or above in these tests or satisfy separate pupil progress requirements.

All teachers and most parents know that these results are often more beneficial for the school than the child. There can be benefits for the children, but the process does not sit comfortably with the nature of true education.

In short, league tables have their place and can be helpful to read. However, view them with caution and take a rounded view.

For more details visit laidlaweducation.co.uk or call 020 8487 9517

DULWICH COLLEGE
THE JUNIOR SCHOOL

Open Morning for entry at 7+, 8+ and 9+
Saturday 3 October 9.30 – 12 noon

Open Afternoon for entry at 7+, 8+ and 9+
Thursday 5 November 1.30 – 3.15pm

No appointment is necessary. Entrance on Hunts Slip Road.

Mid-week visits are also available by appointment. Please call Junior Admissions on 020 8299 8432 or email junioradmissions@dulwich.org.uk.

DEVONSHIRE HOUSE SCHOOL
2 Arkwright Road, Hampstead, NW3 6AE

A co-educational IAPS Prep and Pre-Prep School
for children from 3 to 13 with its own
Oak Tree Nursery for children from 2½ to 3½

OPEN MORNINGS
Wednesday, 14th October 2015
Thursday, 15th October 2015

For more information contact Admissions: 020 7435 1916
enquiries@devonshirehouseprepschool.co.uk
www.devonshirehouseschool.co.uk

DULWICH COLLEGE
FOUNDED 1619

Open Morning for Year 7 entry
Saturday 10 October 9.30 – 12 noon

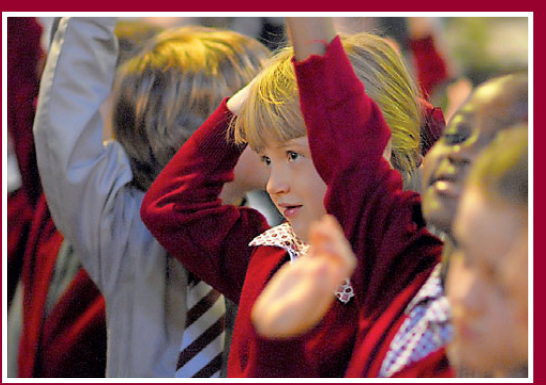
Tour the College with boys, meet staff and hear the Master, Dr Joe Spence, talk about Dulwich College. No appointment is necessary.

Mid-week visits are also available by appointment. Please call the Registrar's Office on 020 8299 9263.

Redcliffe School
dedicated to growing excellence

Girls: 3 to 11 Boys: 3 to 8

'EXCELLENT'
in all categories, says ISI Report 2013



Redcliffe School, 47 Redcliffe Gardens, London SW10 9JH
Telephone No: 020 7352 9247
registrar@redcliffeschool.com
www.redcliffeschool.com

STONYHURST

Open Days: Saturday October 10th (Prep: ages 3–13)
Saturday November 7th (Senior: ages 13–18)

Leading Catholic, Co-educational Boarding and Day School

Stonyhurst Academic Scholarship examinations (11+ and 13+):
23rd January 2016 at Heythrop College, Kensington

Tel 01254 827073 admissions@stonyhurst.ac.uk
Stonyhurst, Clitheroe, Lancashire BB7 9PZ **www.stonyhurst.ac.uk**

ARTS COUNCIL ENGLAND ARTSMARK GOLD

JESUIT SCHOOLS

enjoy education

PREPARING YOUR CHILD FOR SECONDARY SCHOOL

***Enjoy Education** invites you to an exclusive talk and Q&A with the headteachers of Francis Holland, Wetherby Prep and Uppingham School*

HOW TO BOOK

TICKETS COST £25
all profits going to ChanceUK, a London-based children's charity

Please RSVP to Sophie Harris, events@enjoyeducation.co.uk

Readers of The resident can enjoy 20% when booking. Please quote EE15RES when applying for your tickets

At the Royal Thames Yacht Club, Knightsbridge

Tuesday 29th September, 2015 from 6.30pm

Speakers include Vivienne Durham of Francis Holland, Richard Harman of Uppingham School, Chair of HMC and Nick Baker of Wetherby Prep

Tel: 020 7352 8800 Email: info@enjoyeducation.co.uk
Web: enjoyeducation.co.uk

Stonyhurst College actively promotes religious education in its curriculum

KEEP THE FAITH

Religion in schools may be under the microscope, but there should be a place for it in education, says the Head of a leading independent Catholic school

Words ANDREW JOHNSON

Religion in education all too often gets a bad press. Critics argue that it has no place in schools, which should be 'neutral' – free from the intolerance, extremism and illiberalism which they say religion engenders. Faith is irrelevant in everyday life, they claim. In a diverse society, religion offers only segregation and ignorance. On the contrary – religious education is more important now than it has probably ever been.

Religious education emphasises respect for others, regardless of their beliefs, race or social status. In our diverse society, children need an understanding of other principal religions and other world views. In teaching about the beliefs and traditions of other people, the subject promotes discernment and enables pupils to combat prejudice. Such tolerance is vital in a world that is increasingly fraught with extremism, division and hatred. Too often, it is assumed that religious education is hijacked as a sinister means of indoctrination; of imposing a set of beliefs upon children. Of course, we are all, to some extent, the product of our environments, absorbing the views and traditions of our families, schools and communities. Education, however, is by definition about intellectual enlightenment, concerned with opening minds, not closing them.

Even in faith schools, which promote the tenets and values of a particular religion, pupils are encouraged to question rather than to accept passively any given creed. The majority of faith schools do not teach from one single faith perspective, but incorporate an element of comparison between religions. Far from being self-regarding, segregated institutions that deepen division, faith schools encourage openness to others.

Without religious education, how can children acquire a knowledge of Christianity, the religion that has played such a central part in this country's cultural heritage? Any study of literature, history, or art is impoverished without an understanding of this context. Children also need the opportunity to discuss challenging questions about the ultimate meaning and purpose of life, and what it is to be human, about death, about why people believe in God, and the difference between right and wrong. Religious education is perhaps one curricular subject that asks more questions than it answers.

Religious education emphasises respect for others, regardless of their beliefs

It is only when young people have grappled with these enormous questions that they can begin to make sense of what they themselves believe and think. As education becomes increasingly utilitarian, religious education can encourage pupils to think, and to develop their own sense of identity.

Stonyhurst College, Clitheroe, Lancashire BB7 9PZ; 01254 827073; stonyhurst.ac.uk

BASSETT HOUSE SCHOOL

Open Day
Saturday 10th October
10am – 12.30pm

Bassett House School is a long-established and successful IAPS co-educational prep school in Kensington for children aged 3 to 11. The school is non-selective at age three or four. Within a friendly but purposeful atmosphere, each child is encouraged to attain his or her personal best. Exam results have been excellent and the school is proud of its reputation established over many years.

In addition to regular weekly tours, the school is holding an Open Morning on Saturday 10th October when we shall be delighted to welcome prospective parents wishing to:

- See the school in action
- View the excellent facilities
- Meet the staff and pupils

You are assured of a very warm welcome.
To register your interest either in visiting during the Open Morning or on one of the regular weekly tours, or for a scholarship for your child, please contact the school office on 020 8969 0313.

Details of scholarships to the school occasionally awarded by the independent charity House Schools Trust to gifted children, currently at a maintained school and aged 7 or over on 1 September in each year, are also available either from the school or at the website www.houseschoolstrust.org

BASSETT HOUSE SCHOOL

60 Bassett Road, London W10 6JP
Tel 020 8969 0313 Fax 020 8960 9624
info@bassetths.org.uk www.bassetths.org.uk

The Kindergartens

The Kindergartens are delighted to announce that they are opening two new nursery schools in Holland Park, W14 and Aubrey Walk, W8. These will be sister nurseries to their highly successful Pooh Corner Kindergarten in SW7.

The new kindergartens will offer a very exciting and unrivalled education.
Morning places are available now.

Pooh Corner Kindergarten, Holland Park,
The Crypt, St John The Baptist Church,
Holland Park, London W14

Pooh Corner Kindergarten, Kensington
St George's Church, Aubrey Walk,
Campden Hill, London W8

Please Call The Kindergarten Office For Details

01622 833331

www.thekindergartens.com

COMPUTERS

NEED COMPUTER HELP?
Home or Business Installations

- Windows & Apple Mac, Smartphones, IPAD's & Tablets
- SONOS Systems, Slingbox & AV Systems
- Data Recovery, Backup Systems, Networks & Child Protection
- Tuition & Independent Buying Advice
- Established in 2000 with Many References

Call Richard **07768 200 551**

Subscribe today

30+ magazines
GIFT ideas
FREE UK delivery

subscription save.co.uk

PROPERTY MAINTENANCE

FASHION

ANNABEL SHAND DESIGN

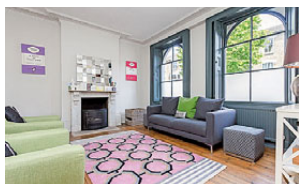
EXPERIENCED DRESSMAKER

DO YOU HAVE...
... an idea, but can't find it?
... no idea, but know what you like?
... or a favourite that's irreplaceable?

Call Annabel Shand on 07771 935 648
www.annabelshanddesign.co.uk
annabelshand@btinternet.com

Elegance & style | Womens tailoring | Skirts & tops | Womens trousers | Jackets & coats | Wedding dresses | Bridal entourage | Evening wear | Party dresses | Formal dresses | Refits & redesign | Alterations & repairs

INTERIOR DESIGN



BB

BB DESIGN & DECORATION LTD
Contemporary Interior Designer
for Period Properties.
Original, thoughtful, fresh.
www.bbdesigninteriors.com
benita@bbdesigninteriors.com

PROPERTY SERVICES

Original Windows
• sliding sash solutions •
Draught Proofing
Double Glazing
Remedial Repairs
Security Locks
Sash Cord Express
quick response team
020 8367 7115
32 Raleigh Road, Enfield, Middlesex EN2 6UB
Preserving, Conserving, Restoring
www.originalwindows.co.uk
bwf wood for good
CO2 TEAM
FENSA

ALEXANDER SCOTLAND
Chartered Surveyors
RICS
Project Management
Structural Building Surveys
Homebuyers Surveys
Valuations
www.alexanderscotland.com
E: info@alexanderscotland.com
T: 020 7127 0401 M: 07956 184490
Notting Hill | Bayswater | Kensington | Central London

TUITION

VICTORIA PAGE FULHAM Est. 1982
PRIVATE TUITION
Children 2½ Years - 11+
Remedial Reading,
Maths, English & Reasoning.
Nursery Syllabus / Exam Tech
Preparatory School &
Common Entrance
07050 246 810 * 020 7381 9911
www.victoriapage.net
30 + yrs Full-Time Teaching (fully qualified)

Order the next issue today
30+ magazines
Direct to your door
FREE UK delivery
buyamag.co.uk

GARDENING

THE CHELSEA GARDENING COMPANY LTD

Garden Design & Build: Conservatories & Garden Rooms:
Landscaping, Paving & Steps: Garden Maintenance & Clearance:
Pruning Trees, Wisterias: Irrigation, Lighting & Stone Cleaning.

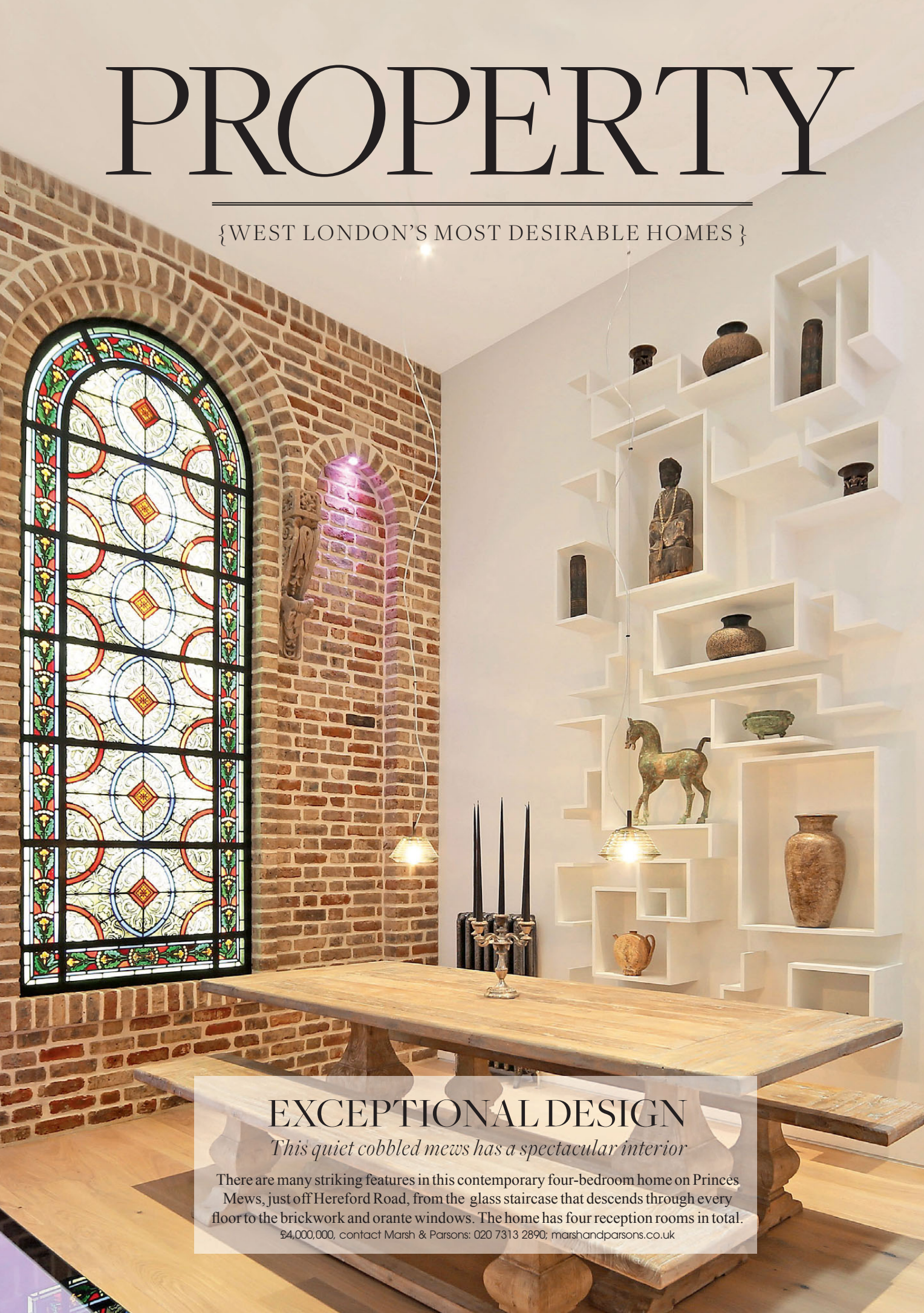
07958 506752 | 020 77950335

www.chelseagardening.com | info@chelseagardening.com

Wharfside
DINING
LIVING
KITCHENS
BEDROOMS
London & Surrey
020 7253 3206 or 01372 379810
www.wharfside.co.uk

PROPERTY

{WEST LONDON'S MOST DESIRABLE HOMES}



EXCEPTIONAL DESIGN

This quiet cobbled mews has a spectacular interior

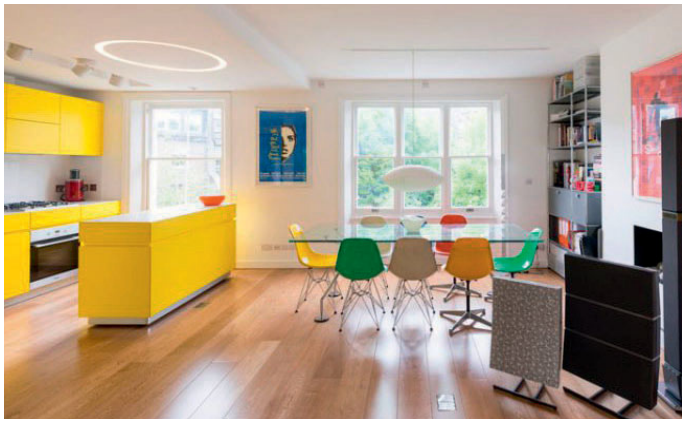
There are many striking features in this contemporary four-bedroom home on Princes Mews, just off Hereford Road, from the glass staircase that descends through every floor to the brickwork and orante windows. The home has four reception rooms in total.

£4,000,000, contact Marsh & Parsons: 020 7313 2890; marshandparsons.co.uk

The resident

Get your daily fix of London life at ***theresident.co.uk***

LONDON CULTURE GOURMET HOMES&INTERIORS PROPERTY EDUCATION LIFESTYLE RESIDENT CLUB



PROPERTY OF THE DAY:
FIND YOUR DREAM HOME

FIRST LOOK
NEW DEVELOPMENTS

CONTENTS

70 Property news – from fine dining to fine living, the rise and rise of garden squares and his 'n' hers townhouses

72 5 of the best... bedrooms for the sweetest of dreams

74 Insight – prime London property versus art, classic cars and diamonds

92 My dream home – an architect-designed property boasting incredible light and space

109 My month – Simon Lindesay-Bethune on how stamp duty rises are affecting the market

There's no denying that owning a central London property has proved a great investment over recent years but how does it compare to investing in art, for example, or diamonds? We compare the performance of luxury assets in this month's Insight feature. You can also discover how a historic celebrity restaurant has been converted into deluxe apartments in property news and take a look at our pick of our favourite bedrooms in '5 of the best'.

Karen

Karen Tait, Property Editor

Editor's pick: This outstanding home on Vicarage Gate, W8, offers six bedroom suites, a media room, a large glass lift to all floors and a feature staircase – a stunning swimming pool complex is the cherry on the icing: £25m (Savills, 020 7535 3304)

NEW

Elegant period features are complemented by a state-of-the-art specification

PROPERTY *NEWS*

Your update on London's homes & interiors

His 'n' hers homes

Can't live with each other, can't live without each other? Then perhaps these his 'n' hers townhouses just off Kensington High Street will provide the ideal solution.

The two identical semi-detached properties on Campden Hill Road are an exact mirror image of each other, providing six bedrooms, four bathrooms, double reception room, cinema room, steam room and 12-metre length swimming pool.

Previously a disused single residence, the building was demolished and redeveloped into the two luxurious residences, Hyde House and Holland House, with the exterior designed to match the Victorian facades of neighbouring homes.

The townhouses are priced at £12.75m each, with Russell Simpson (020 7225 0277).

The matching townhouses on Campden Hill Road

FROM FINE DINING TO FINE LIVING

Once a fine-dining haunt for celebrities such as Oscar Wilde, Sarah Bernhardt and Noel Coward, the Adelphi Theatre Restaurant on The Strand has been transformed into four luxury apartments.

Built in 1886-87, the Grade II listed building was designed by architect Spencer Chadwick, whose work includes the adjacent Adelphi Theatre. When Enstar Capital acquired the building in 2010, it was in need of significant investment to return it to its former glory, work which has taken four years to complete.

Gatti House's elegant white stucco façade is complemented by casement windows, Corinthian columns, ornamental balconies and an ornate rooftop.

Internally, the ground floor has been let to restaurant brand Byron on a 25-year lease, with the upper floors being converted into the bespoke apartments, some with river views.

With ceilings up to four metres high, feature fireplaces, a state-of-the-art specification and luxurious finishes, the two lateral apartments on the first and second floors have been created from private dining rooms, while on the third and fourth floors, there's a Manhattan loft-style duplex. Prices start at £2.95m.

'Gatti House is the most luxurious residential project to be unveiled on The Strand,' says Simon Lyons of Enstar Capital. 'It sets a new benchmark for quality in the Covent Garden residential market.'

Contact Enstar Capital (020 7629 8313) or Beauchamp Estates (020 7499 7722).

Square deal

Although hard to believe now, during the 19th and 20th centuries, garden squares fell out of fashion and into disrepair. Now with the original benefits of green space and community spirit high up on buyers' wish-lists, the squares are once again highly sought after, with Hamptons International reporting a 25% price premium garden square homes.

'London squares are seeing a residential revival,' says Guy Passey, Director at CBRE UK. 'Many were created for residential purpose, before being converted to commercial use. We have recently seen this process reversed to create extremely rare and high-end residential addresses.'

During the first garden square boom, the most exclusive addresses tended to be around Mayfair, but more recently the focus has shifted to more fashionable, previously gritty and artsy areas, with projects such as Oakmayne Bespoke's 10 Soho Square embodying the trend for luxurious living overlooking a bohemian square.

'Soho Square has come to be considered one of London's trendiest squares,' comments Becky Fatemi at Rokstone.

The development occupies the former residence of the Duke of Portland, a Grade-II listed stone and brick townhouse, and offers two- and three-bed apartments, plus a three-bedroom duplex penthouse, from £2.25m.

Contact Oakmayne Bespoke (020 7407 3667) or CBRE (020 7420 3050).

70RK

Where will we find your perfect buyer?

As the exclusive UK affiliate of Christie's International Real Estate network, we can reach quality buyers in 44 countries via 932 offices and a website visited 135,600 times a month.

struttandparker.com

CHRISTIE'S INTERNATIONAL REAL ESTATE

STRUTT & PARKER

5 of the best... BEDROOMS

Seeking style and sanctuary from your place of rest? These bedrooms provide comfort and luxury in equal measure

SERENE HAVEN

Phillimore Gardens, W8, £17,000,000

This bedroom offers an elegant retreat with its muted colour palette. Built in 1860, the handsome semi-detached house has retained its original grandeur, and there are six bedrooms, four bathrooms (three en suite), off-street parking, plus a front and rear garden.

John D Wood, 020 7908 1100

PROFESSIONAL TOUCH

Oxford Gardens, W10, £10,250,000

Architects Powell Tuck Associates have expertly balanced original features, cutting-edge design and entertaining space in this 5,489 sq ft six-bedroom, double-fronted Victorian villa. The master bedroom suite spans the entire top floor of the house.

JSA: Knight Frank, 020 7229 0229; Bective, 020 7221 0330

CLASSIC & CONTEMPORARY

Westbourne Park Road, W11, £3,500,000

An extensive refurbishment has been carried out by the owners of this three-bedroom, mid-terrace period home, giving a contemporary finish to its traditional character – this welcoming bedroom is the perfect example, There are three bathrooms, three receptions and a garden.

Chestertons, 020 3040 8585

LAVISH SPACE

Pembroke Square, W8, £9,500,000

Like every room in this Kensington home, this bedroom has been stunningly refurbished with luxurious fabrics and finishes. The house with adjoining mews has fabulous southerly views over the garden square, plus seven bedrooms and five receptions rooms in total.

Marsh and Parsons, 020 7368 4197

Online
For more photos from this feature visit theresident.co.uk

VICTORIAN DREAMS

Connaught Place, W2, £16,000,000

The period furniture and richly panelled, corniched detailing in this bedroom will make you feel as though you've stepped back in time. It is one of five bedrooms in this impressive lateral apartment, which overlooks Hyde Park. There are four reception rooms, six bathrooms, direct lift access, solid oak flooring and air-conditioning.
Strutt and Parker, 020 7221 1111

CAPITAL APPRECIATION

Is bricks and mortar the way to go when it comes to investment, or do other luxury assets have the edge?

Words KAREN TAIT

With the gap between property prices in London and the rest of the UK growing ever wider, is investing in bricks and mortar in the capital the way to go or are there better vehicles for your money?

In a report by Savills of top investment assets over the past 25 years, prime central London (PCL) house prices recorded the highest increase across all asset classes, with values rising by a huge 523%.

In comparison, the average return for a house in the rest of the UK has been 205% – about the same as investing in art, with the Art 100 index recording growth of 200% over the same 25-year period.

Art, cars and jewellery require a degree of speciality that is less intrinsic than property

Farmland has proved a safe investment, even in a recession – average values have not fallen since 2003 and have increased on average by 105% in the six years since September 2007.

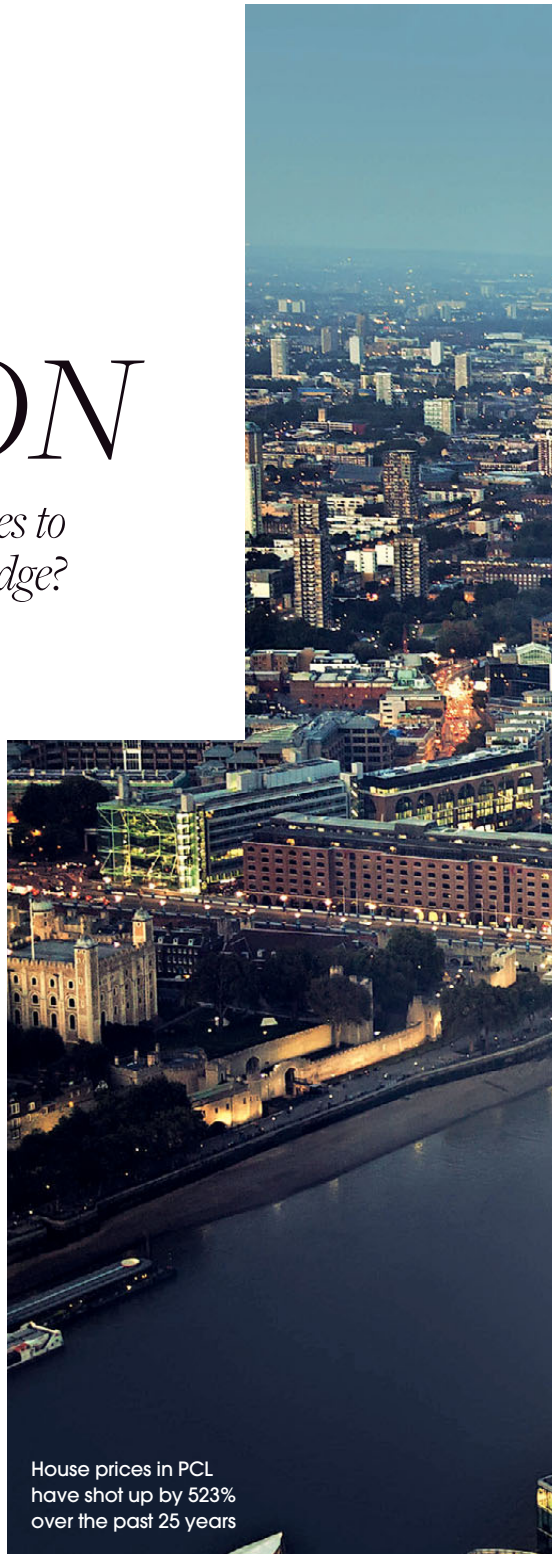
'Over this 25-year period, there has been a huge variation in the performance of individual asset classes,' explains Sophie Chick of Savills' research department. 'The strongest growth has been in PCL house prices. This reflects the fact that demand is primarily driven by global wealth attracted to a political and economic safe haven – although culturally diverse, this also has a strong investment track record.

'As the search for safe stores of wealth continues, a variety of asset classes will benefit,' she adds. 'Investment credentials are only part of the picture; the amenity enjoyed by the owners of art and property is far less tangible but potentially more valuable.'

There's no doubt that London's safe haven status has been a catalyst for driving prices up. 'It's of little surprise that global geo-political tensions in a particular country typically result in an influx of buyers from that hotspot,' comments Cory Askew of Chestertons. 'The reason is two-fold: the historic political and economic stability of the UK, and then more specifically, the historic stability of the London property market. Art, cars and jewellery, whilst sound investments, do require a degree of speciality and knowledge that is less intrinsic than the simplicity of property.

'Whatever one's investment tastes, the risk is generally mitigated by the amount of time the asset is held,' he adds. 'Naturally, therefore, if your asset can generate hard cash (i.e. a rental income) whilst appreciating over time, your risk is further mitigated.'

Stephanie McMahon, Head of Research at Strutt & Parker, points out that 'property is a relatively illiquid asset which is expensive to transact; due to the undersupplied market it generally performs best under a longer term hold.



House prices in PCL have shot up by 523% over the past 25 years

'London residential property has performed extremely well, even in the recent past,' she adds. 'Looking at the IPD UK Residential Investment Digest in 2014, we can see that annualised over three, five and 10 years, Inner London Total Returns have generated growth of 11.6%, 12.5% and 11.0% respectively.'

What if you wish to diversify your investments – and have a little fun along the way? Petrolheads will be delighted to

25-YEAR CAPITAL VALUE GROWTH FOR INVESTMENT ASSETS

523%
Prime Central London House Prices

435%
Classic Cars

397%
Farmland

205%
UK House Prices

200%
Art 100

-6%
18th-Century Furniture

Source: Savills Residential Research, Art Market Research, Nationwide

learn that the 'real winners' over the past six years, according to Savills, have been classic cars, recording a staggering growth of 135%.

The Knight Frank Wealth Report 2015 also lists classic cars as the top investment. 'Classic cars have been the strongest performer over both the long and short-term, with the value of the HAGI (Historical Automobile Group) Top Index rising by an astounding 487% over the past 10 years and growing 16% in 2014,' says Andrew Shirley, Editor of the Wealth Report. Hot on their heels – or should that be wheels – are diamonds and art, both with annual growth of 15%.

When it comes to who's spending the most on these luxury items, the UK tops The Wealth Report's new Big Spenders Index, underlining the importance of the UK for luxury brands, which sold over £8bn of goods in the country last year.

ANTHONY SHARP
PRIME LONDON HOMES

anthony-sharp.com

Oakwood Court, W14

An exceptionally large and most impressive lateral apartment in this prestigious Holland Park mansion block.

Joint Sole Agent:

savills

If you are interested in this property please contact me.

Anthony M Sharp
T 020 7243 8398
anthonysharp@anthony-sharp.com

This beautifully presented five bedroom apartment is located on the second floor (with lift) in Oakwood Court and offers an impressive 332 sq. m. of lateral accommodation. There is also an option to purchase a private garage by separate negotiation. Oakwood Court, which is situated opposite Holland Park, is conveniently located for the amenities of both Holland Park Avenue and Kensington High Street.

Three Reception Rooms › Eat - In Kitchen › Five Bedrooms › Three bathrooms › Cloakroom › Porter › EPC Rating: C

£5,250,000 LEASEHOLD

ANTHONY SHARP
PRIME LONDON HOMES

Logan Place, W8

An exceptionally light duplex apartment with a superb roof terrace and off-street parking. Ticks all the boxes!

anthony-sharp.com

If you are interested in this property please contact me.

William Reeve
T 020 7243 8398
william@anthony-sharp.com

This fantastic Kensington penthouse has a floor area of 1309sqft and comes with two bedrooms, two bathrooms and a large kitchen. However, the major WOW factor is the top floor reception room with a glazed roof offering a truly panoramic London skyline and access to a superb roof terrace. There is also an allocated parking space.

Two Bedrooms › Two Bathrooms › Panoramic Views › Large Roof Terrace › Parking Space › EPC: D

£1,750,000 LEASEHOLD

ANTHONY SHARP
PRIME LONDON HOMES

Woodsford Square, W14

A stunning and beautifully refurbished family house with a West-facing garden in an exclusive Holland Park location. Best in class!

anthony-sharp.com

If you are interested in this property please contact me.

Mike Spicer
T 020 7243 8398
mike@anthony-sharp.com

This is a truly stunning, spacious modern townhouse that has been refurbished to an exceptionally high standard throughout. The accommodation is bright and light with much thought having been given to the floor layout.
Outside, the house has its own private West facing garden and there are also well maintained communal gardens. EPC: C

Five Bedrooms › Four Bathrooms › Floor Area: 2293sqft › Gaggenau Kitchen › West Facing Garden › Parking

£3,950,000 FREEHOLD

ANTHONY SHARP
PRIME LONDON HOMES

Norland Square, W11

An extremely elegant period townhouse, perfectly located on the favoured western side of this exclusive garden square.

anthony-sharp.com

If you are interested in this property please contact me.

Anthony M Sharp
T 020 7243 8398
anthonysharp@anthony-sharp.com

This elegant period townhouse is perfectly situated overlooking the Norland Square Gardens. The accommodation which is requiring some modernising, is arranged over five floors including a basement. This lovely house which has been in the same ownership for over forty years has a delightful West facing walled garden and is situated within easy walking distance of Holland Park Tube Station (Central Line).

Eight Bedrooms › Floor Area 3178ft › West Facing Garden › Communal Gardens with Tennis Court › EPC: F

£5,750,000 FREEHOLD

ANTHONY SHARP
LETTINGS

Northumberland Place, W2 £1,750 per week*

A delightful house offering spacious family accommodation. The property which measures approx. 1900 sq. ft. includes an elegant double reception room on the first floor. Northumberland Place is located north of Westbourne Grove in the Artesian Grid and is within walking distance of Notting Hill Gate underground station.

Two Receptions › Eat In Kitchen › Three Bedrooms › Three Bathrooms › Garden › EPC: E

Holland Park, W11 £1,950 per week*

An extremely light and spacious family apartment on the second floor of this period villa on Holland Park. The property has been completely refurbished in a contemporary style and now boasts a large double reception room with dining area ideal for entertaining, a modern kitchen, four bedrooms and three bathrooms.

Double Reception › Dining Room › Kitchen › Four Double Bedrooms › Three Bathrooms › Balconies › EPC: E

Portland Road, W11 £1,950 per week*

A substantial three bedroom house superbly located in the heart of Holland Park. The property has been refurbished to a very high specification and it has a private patio garden. Portland Road is conveniently located for the amenities of Holland Park Avenue including Holland Park (Central Line) underground station.

Double reception room › Large Eat - In Kitchen › Three Bedrooms › Three Bathrooms › Study › Patio garden › EPC: D

Oakwood Court, W14 £950 per week*

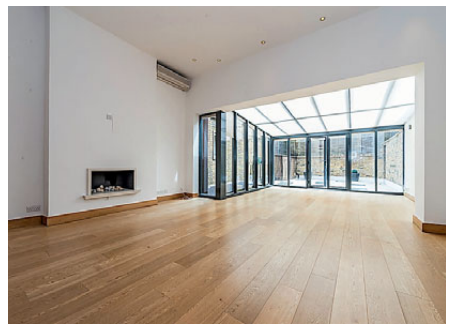
A spacious three bedroom apartment on the sixth floor of a well - regarded mansion block. The property, which has just been decorated throughout, benefits from great room proportions, communal garden and on site porters. Oakwood Court is within walking distance of Kensington High Street and Holland Park.

Reception › Kitchen › Three Bedrooms › Two Bathrooms › Lift › Porter › Communal Garden › Heating & Hot Water included › EPC: D

anthony-sharp.com

If you are interested in this property please contact me.

Stephan Buys
T 020 7243 8398
pm@anthony-sharp.com



Holland Park Avenue, W11
£4,500 per week*

A fantastic four bedroom house in Holland Park. The property offers spacious living space including a 50 sq.ft. (approx) kitchen with direct access to a paved garden. The house is quietly positioned, being set back from Holland Park Avenue, and is conveniently located for the amenities of Holland Park and Notting Hill.

Double Reception Room › Large Eat In Kitchen › Four Bedrooms › Three Bathrooms › Cloakroom › Front and Rear Garden › Roof Terrace › Off Street Parking › EPC: F

* All tenancies will incur a set up fee of £420 (incl. VAT) and, should the tenancy renew, a further renewal fee of £120 (incl. VAT) on each occasion.

OnTheMarket.com

savills

savills.co.uk

BRIGHT FAMILY HOME ON THIS ATTRACTIVE COBBLED STREET

LADBROKE WALK, W11

2 reception rooms ◆ conservatory ◆ kitchen ◆ 3 bedrooms ◆ 2 bathrooms ◆ garden ◆ 130 sq m (1,402 sq ft) ◆ EPC=D

Savills Notting Hill
Duncan Petrie
dpetrie@savills.com
020 7727 5750

Guide £3.025 million Freehold

Kensington & Notting Hill IN NUMBERS

Find out about the Kensington and Notting Hill residential property market. In detail. In focus. In numbers.

Visit
savills.co.uk/in-numbers

Savills Kensington
67 Kensington Church Street
W8 4BG
020 7535 3300
kensington@savills.com

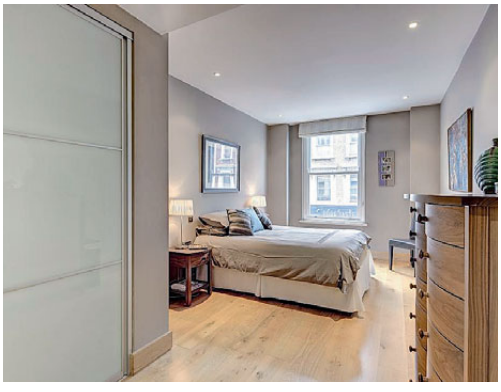
Savills Notting Hill
168 Westbourne Grove
W11 2RW
020 7727 5750
nottinghill@savills.com

savills.co.uk

savills

OnTheMarket.com

savills
savills.co.uk



BEAUTIFULLY PRESENTED TWO BED APARTMENT IN HEART OF NOTTING HILL

HEREFORD ROAD, W2

Reception room ◆ kitchen ◆ 2 bedrooms ◆ 2 bathrooms ◆ 102 sq m (1,099 sq ft) ◆ EPC=D

Savills Notting Hill
Abigail Frankish
afrankish@savills.com
020 7727 5750

Guide £1.69 million Leasehold, approximately 114 years remaining

OnTheMarket.com

savills

savills.co.uk

PRIME PROPERTY SITUATED IN AN ICONIC LONDON LOCATION

NOTTING HILL GATE, W11

Private entrance ◆ open plan reception room/kitchen ◆ study ◆ 3 bedroom suites ◆ further bedroom ◆ further bathroom ◆ utility room ◆ 79 sq m (850 sq ft) south-facing roof terrace ◆ private lift ◆ access to Pembridge Garden Square (subject to usual consents) ◆ 355 sq m (3,824 sq ft) ◆ EPC=C

Asking £7.95 million Leasehold, new 125 year lease

Savills Kensington
Thomas Holcroft
tholcroft@savills.com
020 7535 3300

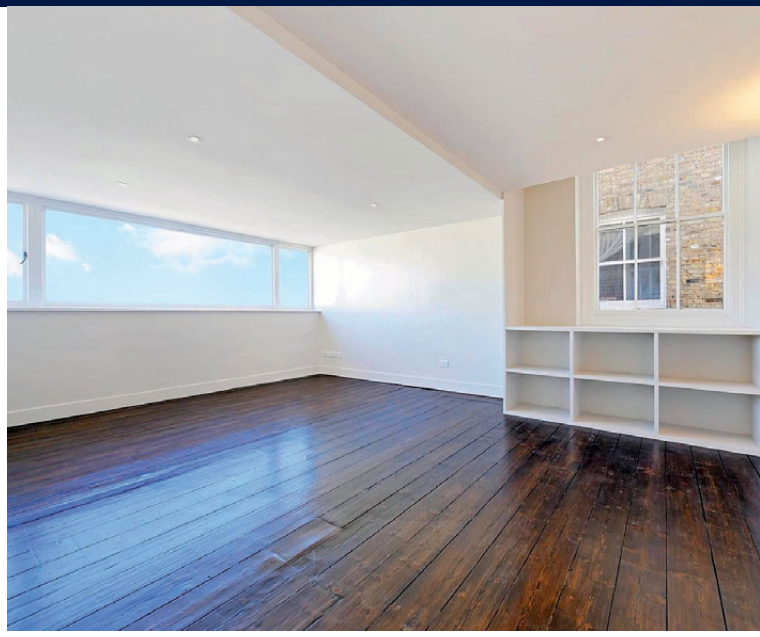
ACADEMY GARDENS, W8

2 bedrooms ◆ 2 bathrooms ◆ reception room ◆ guest cloakroom ◆ comfort cooling ◆ swimming pool and gym ◆ 142.81 sq m (1,537 sq ft) ◆ Council Tax=H ◆ EPC=E

Furnished £1,900 per week

+ £276 inc VAT tenancy paperwork fee and other charges may apply*

Savills Kensington lgood@savills.com 020 7535 3333



HOLLAND PARK, W8

2 bedrooms ◆ 2 bathrooms ◆ reception room ◆ study ◆ eat in kitchen ◆ 130.3 sq m (1,402 sq ft) ◆ Council Tax=H ◆ EPC=C

Unfurnished £1,200 per week

+ £276 inc VAT tenancy paperwork fee and other charges may apply*

Savills Kensington lgood@savills.com 020 7535 3333

WESTBOURNE TERRACE, W2

3 bedrooms ◆ 3 bathrooms ◆ reception room ◆ kitchen ◆ patio ◆ 172 sq m (1,849 sq ft) ◆ Council Tax=D ◆ EPC=C

Flexible furnishings £2,750 per week

+ £276 inc VAT tenancy paperwork fee and other charges may apply*

Savills Notting Hill amackinnon@savills.com 020 7727 5751

NORTHUMBERLAND PLACE, W2

4 bedrooms ◆ 3 bathrooms ◆ 2 reception rooms ◆ patio garden ◆ roof terrace ◆ 217 sq m (2,331 sq ft) ◆ Council Tax=C ◆ EPC=C

Unfurnished £2,950 per week

+ £276 inc VAT tenancy paperwork fee and other charges may apply*

Savills Notting Hill amackinnon@savills.com 020 7727 5751

*£36 inc VAT for each additional tenant/occupant/guarantor reference where required. Inventory check out fee – charged at the end of or early termination of the tenancy and the amount is dependent on the property size and whether furnished/unfurnished. For more details including example inventory fee, **visit www.savills.co.uk/fees.**

OnTheMarket.com

Association of Residential Letting Agents
LICENSED MEMBER
ARLA

savills
savills.co.uk

A STUNNING HOUSE IN THE HEART OF HOLLAND PARK

MELBURY ROAD, W8

5 bedrooms ◆ 4 bathrooms ◆ reception room ◆ dining room ◆ patio ◆ 300 sq m (3,238 sq ft) ◆ Council Tax=H ◆ EPC=F

Flexible furnishings £2,750 per week
+ £276 inc VAT tenancy paperwork fee and other charges may apply*

Savills Kensington
Louise Good
lgood@savills.com
020 7535 3333

TWO BEDROOM APARTMENT WITH UNDERGROUND PARKING

CHARLES HOUSE, W14

2 bedrooms ◆ 2 bathrooms ◆ reception room ◆ conservatory ◆ open plan kitchen ◆ communal swimming pool ◆ 92 sq m (992 sq ft) ◆ Council Tax=G ◆ EPC=B

Unfurnished £1,300 per week
+ £276 inc VAT tenancy paperwork fee and other charges may apply*

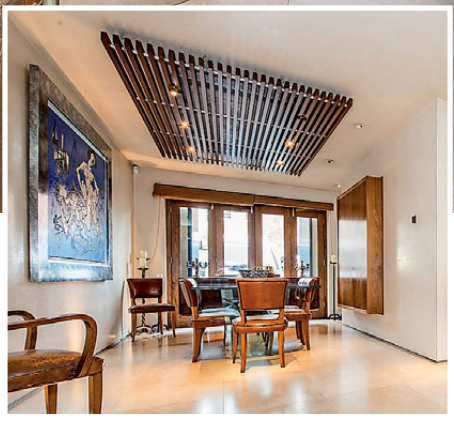
Savills Kensington
Louise Good
lgood@savills.com
020 7535 3333

*£36 inc VAT for each additional tenant/occupant/guarantor reference where required. Inventory check out fee – charged at the end of or early termination of the tenancy and the amount is dependent on the property size and whether furnished/unfurnished. For more details including example inventory fee,
visit www.savills.co.uk/fees.

MY DREAM HOME

The large open-plan reception area of this Holland Park home makes for a stunning contemporary space

The architect-designed home is light and contemporary



ABBOTSBURY ROAD W14

Anthony M Sharp, Managing Director of Anthony Sharp

Why it's a great buy

It has a fantastic location opposite Holland Park, spacious accommodation, off-street parking and a separate studio flat.

The wow factor

This impressive architect-designed property boasts light and open-plan living spaces with high ceilings and high-spec fittings.

Who would it suit

Families, especially those with live-in staff or teenage children. The house offers 2,799 sq ft of accommodation and can be arranged with up to six bedrooms.

My favourite room

It has a large and spacious reception room, perfect for family life or for entertaining guests.

Why you should rent it

Because it offers sophisticated and well-balanced accommodation in one of the best and most exclusive locations in Holland Park.

£4,100 pw furnished or unfurnished, 020 7243 8398; anthony-sharp.com

facebook.com/struttandparker

twitter.com/struttandparker

struttandparker.com

STRUTT&PARKER

Stanley Gardens, London, W11

£6,750 per week* Furnished

An impressive six bedroom period house located on this prime Notting Hill street with direct access to communal gardens.

Kitchen | Dining room | Drawing room | Reception room | 6 bedrooms | 4 bathrooms | EPC rating D

Notting Hill 020 7221 1111
nottinghill@struttandparker.com

Tasker Lodge, Thornwood Gardens, Kensington, W8

£2,600 per week* Furnished/Unfurnished

An exceptional three bedroom apartment with a balcony, underground parking and 24 hour porterage, in this prestigious development.

Open plan kitchen/reception room | Three bedrooms | Three bathrooms | Balcony | Lift | Concierge | Underground parking for two cars | EPC rating C

Kensington 020 7938 3866
kensington.lettings@struttandparker.com

A member of OnTheMarket.com

*The following Tenant charges may apply prior to tenancy commencement: Tenancy Agreement £210 (inc VAT) Credit References per application £54 (inc VAT). All advertised prices are excluded and other associated services.

exclusive affiliate of
CHRISTIE'S
INTERNATIONAL REAL ESTATE

Winkworth

A UNIQUE PERSPECTIVE ON BUYING, RENTING AND SELLING HOMES

LANSDOWNE COURT, W11 £8,500,000

A spectacular penthouse apartment of breath-taking design, with glass external walls taking full advantage of the sensational views offered by such an elevated position. The apartment is accessed through a discreet private courtyard and lift and features expansive living and entertaining space, both inside and out, a fabulous master bedroom suite and up to four additional bedrooms.

Leasehold | 6 Bedrooms | Reception room/Bar | Reception/Dining area | Kitchen | 4 Bathrooms | Private Lift | Roof Terrace | Approx. 4056 Sq ft

NOTTING HILL | 020 7727 3227
nottinghill@winkworth.co.uk

winkworth.co.uk
on the go...
No matter where you are, our properties are only a tap away.

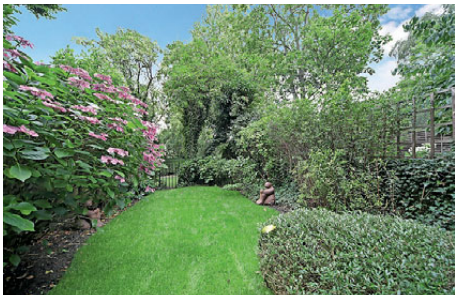
winkworth.co.uk/notting-hill

OFFICES IN LONDON, THE COUNTRY AND OVERSEAS. SEE THINGS DIFFERENTLY

See all our properties at OnTheMarket.com

Winkworth

A UNIQUE PERSPECTIVE ON BUYING, RENTING AND SELLING HOMES



ARUNDEL GARDENS, W11 £3,500,000

This stunning garden maisonette features bright, elegantly proportioned living space over the whole of the raised ground floor - a south facing reception over 22 feet in length with magnificent bay window, and to the rear a contemporary kitchen with dining area opening out to a balcony with steps down to the beautiful private garden beneath, leading on to the communal gardens. On the lower ground floor are three double bedrooms, two bathrooms and a utility/storage room.

3 Bedrooms | 1 Reception Room | 2 Bathrooms | Garden & Communal Gardens

NOTTING HILL | 020 7727 3227
nottinghill@winkworth.co.uk

winkworth.co.uk
on the go...
No matter where you are, our properties are only a tap away.

winkworth.co.uk/notting-hill

OFFICES IN LONDON, THE COUNTRY AND OVERSEAS. SEE THINGS DIFFERENTLY

See all our properties at OnTheMarket.com

Winkworth

A UNIQUE PERSPECTIVE ON BUYING, RENTING AND SELLING HOMES

NORTHUMBERLAND PLACE, W2 £2,950 PER WEEK

This stunning four bedroom home laid out over four floors comprises a fantastic lateral open plan living room with stunning staircase, beautifully designed eat in kitchen/family room leading out to a west facing terrace. The master bedroom on the first floor has bespoke hand built floor to ceiling cupboards and stunning two level en-suite bathroom with secluded west facing terrace. The property comprises of two further bedrooms upstairs with a family bathroom and in addition has a fourth bedroom and shower room downstairs which could be used as a separate flat.

4 Bedrooms | 2 Recetpion Rooms | 3 Bathrooms | Garden | Roof Terrace | Furnished | 2133 sq ft

NOTTING HILL | 020 7727 3227
nottinghill@winkworth.co.uk

winkworth.co.uk
on the go...
No matter where you are, our properties are only a tap away.

winkworth.co.uk/notting-hill

OFFICES IN LONDON, THE COUNTRY AND OVERSEAS. SEE THINGS DIFFERENTLY

See all our properties at OnTheMarket.com

Winkworth

A UNIQUE PERSPECTIVE ON BUYING, RENTING AND SELLING HOMES

PORTLAND ROAD, W11 £750 PER WEEK

A stunning, beautifully presented two double bedroom maisonette laid out over three floors with own entrance in this extremely desirable part of Holland Park. The property has been beautifully furnished throughout and comprises own entrance, eat in kitchen, stunning reception room with floor to ceiling windows and two double bedrooms with fantastic storage. It is available furnished or unfurnished immediately.

Maisonette | 2 Bedrooms | 1 Reception Room | 1 Bathroom | Own Entrance | Furnished | 901 Sq ft

NOTTING HILL | 020 7727 3227
nottinghill@winkworth.co.uk

winkworth.co.uk
on the go...
No matter where you are, our properties are only a tap away.

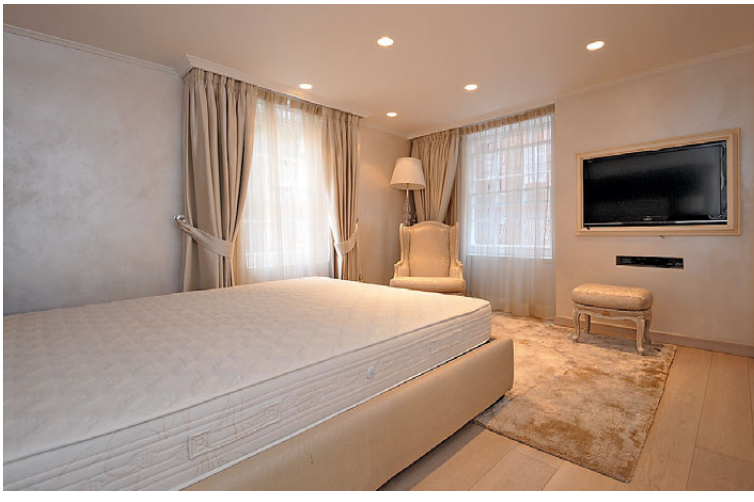
winkworth.co.uk/notting-hill

OFFICES IN LONDON, THE COUNTRY AND OVERSEAS. SEE THINGS DIFFERENTLY

See all our properties at OnTheMarket.com

Anscombe & Ringland

ACADEMY GARDENS, DUCHESS OF BEDFORDS WALK, W8



key FEATURES

PRESTIGIOUS DEVELOPMENT

CONCIERGE SERVICE

FIRST FLOOR (LIFT ACCESS)

TWO RECEPTION ROOMS

KITCHEN

THREE BEDROOMS

THREE BATHROOMS

GUEST CLOAKROOM

UNDERGROUND PARKING SPACE

CURRENT EPC RATING: E

£6,500,000

LEASEHOLD

Notting Hill Gate Office
t: 020 7727 7227
e: nottinghill.sales@anscombes.co.uk
15 Notting Hill Gate, London, W11 3JQ

Anscombe & Ringland

KENSINGTON SQUARE, W8

key FEATURES

GEORGIAN GRADE II LISTED HOUSE

DOUBLE RECEPTION ROOM

KITCHEN/BREAKFAST ROOM

DINING ROOM

FOUR BEDROOMS

STUDY/CINEMA ROOM

FIVE BATHROOMS & CLOAKROOM

PRIVATE GARDEN

ACCESS TO COMMUNAL GARDEN

CURRENT EPC RATING: D

£6,850,000

FREEHOLD

Notting Hill Gate Office
t: 020 7727 7227
e: nottinghill.sales@anscombes.co.uk
15 Notting Hill Gate, London, W11 3JQ

TURN KEY
LETTINGS

CALLING ALL
LANDLORDS

ARE YOU TIRED OF EXPENSIVE AGENTS AND UNRELIABLE TENANTS?

At TurnKey we do things differently.

WE PROMISE:

- **NO FEES**
- **NO COMMISSION**
- **GUARANTEED RENT**
- **NO VOID PERIODS**
- **TOTAL SECURITY**

TurnKey will contract to pay you a fixed rent every month, and handle everything else at our own risk.

At the end of the term we will return the property to you in its original condition, no hassle, no fuss and total peace of mind for you.

To find out more call us on **020 7380 3735**
or email **landlords@turnkeylettings.co.uk**

www.turnkeylettings.co.uk

Chard

Princedale Road, W11

£2,495,000

A well proportioned, loft style apartment set within a sought after period conversion in Princedale Road and ideal for access to Holland Park

- Two bedrooms
- Split level
- Access to a flat roof
- Loft style
- Access to Holland Park
- Energy rating e

Notting Hill & Kensington sales
020 7243 4500

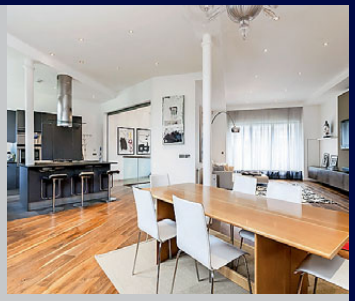
RICS Regulated Estate Agent and Letting Agent

chard.co.uk

Chard

Woodstock Grove, W12 £1,750,000

A well presented, second floor two double bedroom warehouse style apartment



- Two double bedrooms
- Lift access
- Warehouse style
- Ample accommodation
- Split Level
- Energy rating c

Notting Hill & Kensington sales
020 7243 4500

Chepstow Road, W2 £825,000

A spacious two bedroom raised ground floor apartment ideal for access to Portobello Road

- Two bedrooms
- Period conversion
- Spacious reception room
- Raised ground floor
- Stucco fronted
- Energy rating c

Notting Hill & Kensington sales
020 7243 4500

Chard

Clareville Street, SW7

A recently refurbished family home ideally located in the heart of South Kensington

£6,500,000

- Four bedrooms
- Four bathrooms
- Three reception rooms
- Outside space
- Garage
- Gloucester Road station

South Kensington & Chelsea sales 020 7373 8883

Cornwall Mews West, SW7

A modern three double bedroom mews house with a garage and a roof terrace

£4,350,000

- Three bedrooms
- Three bathrooms
- Three reception rooms
- Garage
- Gloucester Road station
- Energy rating e

South Kensington & Chelsea sales 020 7373 8883

Ladbroke Grove, W10

A top floor one double bedroom apartment situated within the heart of Notting Hill

£749,950

- Top floor
- Period conversion
- Access to a flat roof
- Access to Golborne Road
- Study/office space
- Energy rating d

Notting Hill & Kensington sales 020 7243 4500

Ladbroke Square, W11

A spacious two bedroom apartment ideally located on the popular Ladbroke Square

£1,250,000

- Two bedroom
- Top floor apartment
- Private communal gardens
- Premier road
- Period conversion
- Access to Notting Hill Gate station

Notting Hill & Kensington sales 020 7243 4500

RICS Regulated Estate Agent and Letting Agent

chard.co.uk

Chard

Clarendon Cross, W11 £6,500 p/w

This well presented, four double bedroom family home is ideally located in Holland Park

- Integrated garage
- Cinema
- Gym
- Three bathrooms
- Roof terrace
- Energy rating d

Notting Hill & Kensington lettings
020 7792 0792

Queensdale Place, W11 £1,850 p/w

A recently refurbished, four bedroom town house ideal for access to local amenities

- Double living/dining room
- Four bedrooms
- Open kitchen/dining room
- Two terraces
- Holland Park station
- Energy rating c

Notting Hill & Kensington lettings
020 7792 0792

Chard

Queensborough Terrace, W2

This four bedroom period house offers a private garden and access to a balcony

£1,300 p/w

- Four bedrooms
- Four bathrooms
- Period house over three floors
- Private garden
- Bayswater station
- Energy rating d

Bayswater & Paddington lettings 020 7402 4722

Brook Mews North, W2

A modern four double bedroom period house located in the sought after Craven Village

£1,400 p/w

- Four double bedrooms
- Three bathrooms
- Arranged over three floors
- Recently refurbished
- Lancaster Gate station
- Energy rating d

Bayswater & Paddington lettings 020 7402 4722

Lansdowne Crescent, W11

A recently refurbished, two bedroom set within this well maintained Victorian house

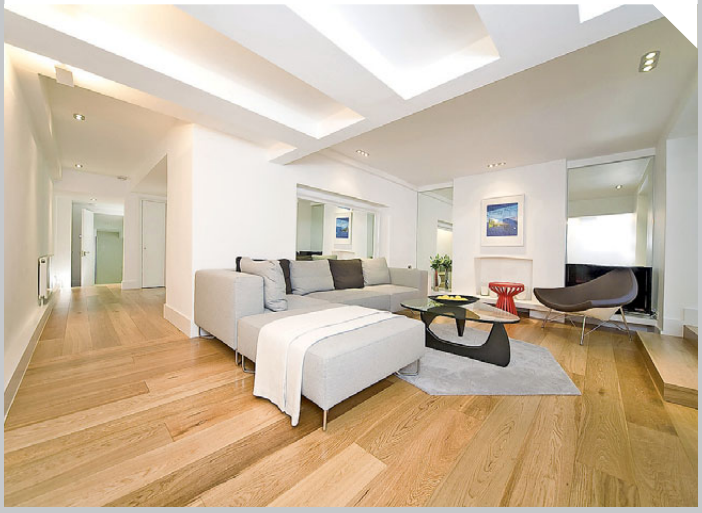
£920 p/w

- South facing living/dining room
- Two double bedrooms
- Balcony
- Holland Park station
- Notting Hill Gate station
- Energy rating c

Notting Hill & Kensington lettings 020 7792 0792

Pembridge Villas, W11

A spacious two double bedroom apartment benefitting from access to a private garden



£1,295 p/w

- Two double bedrooms
- Large west facing garden
- Conservatory kitchen
- Private garden
- Notting Hill Gate station
- Energy rating d

Notting Hill & Kensington lettings 020 7792 0792

Tenant fees apply: £180 inc. VAT per tenancy contribution to administration, £60 inc. VAT reference fee per tenant, £144 inc. VAT towards end of tenancy check out report.

MOUNTGRANGE HERITAGE mh

Abingdon Court, Abingdon Villas, W8 £3,250,000 Share of Freehold

A truly special, lateral apartment located on the fourth floor/top floor (with lift) in this handsome and very well-maintained portered block. Although presented beautifully, the property would now benefit from modernisation. The apartment is approximately 1,809 sq ft with good ceiling height throughout (2.7m) and boasts well-proportioned principal rooms and bedrooms. Abingdon Court is perfectly placed for the full range of shopping and transport facilities on Kensington High Street. EPC=E. Reception room, dining room, three bedrooms, dressing room, kitchen and lift. **Sole Agent**

020 7937 9976 chloe@mountgrangeheritage.co.uk

mountgrangeheritage.co.uk

MOUNTGRANGE HERITAGE mh

Portobello Road, W11 £2,950,000 Freehold

An extraordinary Freehold house which has been completely refurbished with an exemplary attention to detail by Obbard. Located at the preferred southern end of the street the house oozes style and sophistication and provides fabulous living accommodation along with the rare benefit of a private west-facing roof terrace from which one can soak up the energy and atmosphere of the world famous Portobello Road. EPC=C. Open-plan living space, two double bedrooms, bathroom, shower room, cloakroom, patio and roof terrace. **Joint Sole Agent**

020 7221 2277 sam@mountgrangeheritage.co.uk

mountgrangeheritage.co.uk

Bayswater **020 7402 0070** Kensington **020 7937 9976** North Kensington **020 8960 0181** Notting Hill **020 7221 2277**

MOUNTGRANGE HERITAGE mh

Horbury Cres, W11 £875 per week Fees Apply
Beautiful first floor flat with balcony on this quiet crescent in the heart of Notting Hill just moments from the tube and a short walk from Westbourne Grove. EPC=D. Reception room, two bedrooms, two bathrooms and kitchen. Furnished. **Sole Agent**
020 7221 2277 abigail@mountgrangeheritage.co.uk

Hornton Street, W8 £550 per week Fees Apply
Superb first floor flat just moments from Kensington High Street. This light spacious flat benefits from wooden floors throughout and excellent storage. EPC=C. Reception room, bedroom, bathroom, kitchen and communal garden. Furnished.
020 7221 2277 joel@mountgrangeheritage.co.uk

Arundel Gardens, W11 £550 per week Fees Apply
Stunning contemporary flat well located for the restaurants and shops of Westbourne Grove, Portobello Road and Kensington Park Road. EPC=D. Reception room, bedroom, kitchen, balcony and access to communal gardens. Unfurnished. **Sole Agent**
020 7221 2277 neha@mountgrangeheritage.co.uk

St Helens Gardens, W10 £895 per week Fees Apply
Super stylish maisonette tucked away behind the boutiques and shops on St Helens Gardens with very private entrance, excellent light and stunning west-facing terraced garden. EPC=C. Reception room, two bedrooms, two bathrooms, kitchen and garden. Unfurnished. **Sole Agent**
020 7221 2277 petra@mountgrangeheritage.co.uk

Artesian Road, W2 £2,950 per week Fees Apply
This stunning house has been beautifully designed, and benefits from a gorgeous yet practical kitchen/dining area which leads out to a charming patio garden. EPC=D. Two reception rooms, five bedrooms, three bathrooms, kitchen, patio garden and roof terrace. Unfurnished.
020 7221 2277 abigail@mountgrangeheritage.co.uk

mountgrangeheritage.co.uk

Bayswater **020 7402 0070** Kensington **020 7937 9976** North Kensington **020 8960 0181** Notting Hill **020 7221 2277**

Left: Addison Place W11; and below, Portland Road W11

MY MONTH

Autumn signals a busier time ahead for the property market but stamp duty remains the biggest issue right now

BY SIMON LINDESAY-BETHUNE

What has been the most challenging aspect of your month?
Towards the end of summer, one of our biggest challenges is to find buyers who are not on holiday and still have time to look at property. Despite expectations around the market, we had a busy summer. We have always found that buyers who are active during that period have a real opportunity to purchase without competition from others.

What has been your personal highlight?
The first was to complete our second recent acquisition at over £15m; the second was looking after Kanga (an amazing poodle/schnauzer cross) for one of our clients on the day of completion. Two of my colleagues took her under their wing. She went on a few viewings, learnt how to do secretarial work, met with a new client and brightened up our day.

How has the market been performing?
Stamp duty is the single biggest issue that is tightening the market. It has been widely reported that overall stamp duty revenue has reduced since the recent changes were brought in. London accounted for 13% of transactions in the first quarter of this year and contributed almost half of stamp duty revenue. At the same time, the volume of £2m+ sales in London was down by 25% in the first quarter of this year. All of this points to fewer sales and greater opportunities for buyers. Many buyers have already factored in the stamp duty rise by either reducing their offers or simply buying a slightly less expensive property. In any event, they still find it difficult to reconcile paying over £330,000 in tax when buying a house that costs £3.5m

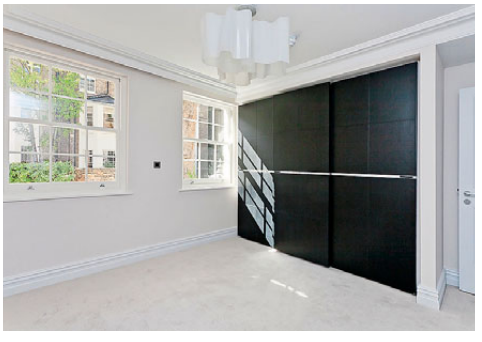
What are you most looking forward to next month?
We are in the process of launching our new stock. There has recently been almost as much property available on an off-market basis as there has been on the open market. Whilst we do a lot of business off the market all year round, we believe an increase in supply should see prices starting to even out.

What has been the highest offer or the quickest sale to take place?
One of our local occupiers in Addison Place had been trying to sell his house through another firm for some time without success. He brought us in and after only two viewings, we obtained an exceptional offer for him, which then exchanged in almost record time.

What has been the most unusual question or request you've received from a client?
Probably to park their car for them as it had just had a new clutch fitted and they hated it. It's not that unusual when you consider that a colleague in the office is so bad at parking, she frequently asks one of us to park her car – and she drives an automatic!

Simon Lindesay-Bethune is Managing Director of John Wilcox & Co: 020 7602 2352; johnwilcox.co.uk

jackson-stops.co.uk



Queen's Gate Mews, SW7

A completely refurbished house offering 2,790 sq ft in a mews location.
Reception room, kitchen/dining area, 5 double bedrooms, 5 bathrooms, cloakroom; paved garden, garage.
EPC rating D

£5,350,000 Freehold TH56403

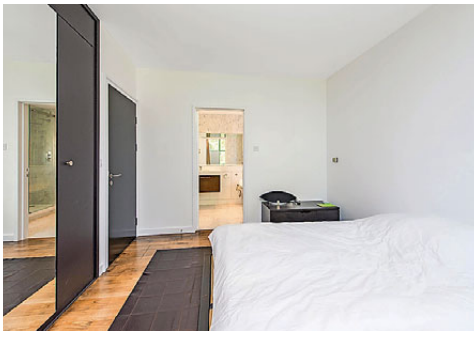
People Property Places

Offices in London and across the country

Holland Park
020 7727 5111
holland.park@jackson-stops.co.uk

OnTheMarket.com

Jackson-Stops & Staff



Thames Reach, W6

An apartment on the second floor of a riverside development designed by Richard Rogers.
Reception room with floor to ceiling windows, kitchen, 2 double bedrooms, 2 bathrooms; porter, private parking, lift access. EPC rating C

£1,575,000 Share of Freehold TH61903

People Property Places

Offices in London and across the country

Holland Park
020 7727 5111
holland.park@jackson-stops.co.uk

OnTheMarket.com

Jackson-Stops & Staff

jackson-stops.co.uk

Addison Avenue, W11

A recently redecorated semi-detached Victorian house of approx. 2,853 sq ft, located just 0.4 miles from Holland Park underground station.
2 reception rooms, 5 bedrooms, 3 bathrooms/shower rooms; paved patio garden. EPC rating C
£3,500 per week (fees apply)
Holland Park 020 7727 5222 TH61548

Addisland Court, W14

A lateral ground floor apartment in this art deco building with lift, located just 0.4 miles from Holland Park underground station.
Open plan reception room/kitchen, 3 double bedrooms, 3 bathrooms. Rent includes heating and hot water. EPC rating D
£1,250 per week (fees apply)
Holland Park 020 7727 5222 TH55262

People Property Places

Local & National reach through a network of London & Regional offices

OnTheMarket.com

Jackson-Stops
& Staff

Huis
Σπίτι
Maison
Casa
домой
ホーム
Zuhause
دوه
Home

We understand what it means to you,
whichever language you speak.

jackson-stops.co.uk/london

Sales • Lettings • International • Residential Development • Land & New Homes
Surveying & Consultancy • Country Houses • Professional Services • Property Management

SMARTER. **BOLDER.** *FASTER.*

KENSINGTON GARDENS SQUARE BAYSWATER W2 £1,795,000 share of freehold

2 bedrooms | reception | dining room | kitchen | 2 bathrooms | high ceilings | communal gardens | Epc C

www.century21uk.com/nottinghill

nottinghill@century21uk.com

Century 21
SOPHIA ELENA

HOLLAND PARK HOLLAND PARK W11 £2,150,000 share of freehold

2 bedrooms | open-plan reception and kitchen | bathroom | first floor | high ceilings | fireplace | Epc F

10 Clarendon Road London W11 3AA

020 7229 1414

The London Agent

Chard

Notting Hill & Kensington
sales 020 7243 4500
lettings 020 7792 0792

South Kensington & Chelsea
sales 020 7373 8883
lettings 020 7244 7711

Fulham
sales 020 7731 5115
lettings 020 7384 1400

Paddington & Bayswater
sales 020 7402 4722
lettings 020 7402 4722

Brook Green
sales 020 7603 1415
lettings 020 7603 0603

Pimlico
sales 020 7244 4691
lettings 020 7976 5200